

TITLE TO REAL ESTATE—Love, Thornton, Arnold & ~~1-13-75~~ ~~17~~ Washington, St. Greenville, S. C. 1053 938

STATE OF SOUTH CAROLINA) DONNIE S. TANKERSLEY
COUNTY OF GREENVILLE) Grantee's address: 325 S. Hudson St.
Greenville S.C. 29601

KNOW ALL MEN BY THESE PRESENTS, that Harry W. Granger and Bennie J. Granger

in consideration of Ninety-Five Thousand and no/100 (\$95,000.00)-----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Better Beer Company, its successors and assigns forever,

ALL that piece, parcel or lot of land containing 9.06 acres, situate, lying and being on the northern side of White Horse Road in Gantt Township, County of Greenville, State of South Carolina, being shown and designated as Tract B on plat of Builder Marts of America, Inc., prepared by Enwright Associates, Inc., dated July 9, 1974, recorded in Plat Book SX at Page 96 and being described, according to said plat, more particularly, to-wit:

BEGINNING at an iron pin on the northern side of White Horse Road at the joint corner of the within described tract and the eastern edge of a railroad spur track right-of-way and running thence along the eastern edge of said right-of-way N. 05-43-00 E. 807.4 feet to an iron pin; thence N. 01-23-00 E. 117.4 feet to an iron pin; thence N. 07-19-00 W. 117.4 feet to an iron pin; thence N. 11-40-00 W. 241.9 feet to an iron pin on the eastern side of said right-of-way at the joint corner of the within described property and property now or formerly belonging to Mike Wallace, et al; thence along the common line of said property S. 74-46-23 E. 372.91 feet to an old iron pin at the joint rear corner of Tracts A and B; thence along the common line of said tracts, S. 02-04-49 W. 1,042.72 feet to an old iron pin; thence S. 02-04-49 W. 223.31 feet to an iron pin on the northern side of White Horse Road at the joint front corner of Tracts A and B; thence along the northern side of said Road N. 75-22-41 W. 350.82 feet to an iron pin, the point of beginning.

~~LESS, however, that certain cemetery plot located in the southeastern corner of the within described tract having a frontage on White Horse Road of approximately 97 feet more or less and a depth of approximately 223.31 feet, more or less.~~
(Continued on back)

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s') hand(s) and seal(s) this 1st day of April 19 77.

SIGNED, sealed and delivered in the presence of:

Loretta H. Swatt Harry W. Granger (SEAL)
S. Gray Walsh Bennie J. Granger (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and made oath that (s)he saw the within named (grantor(s) sign, seal and as the grantor's(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 1st day of April 19 77.

S. Gray Walsh (SEAL) Loretta H. Swatt
Notary Public for South Carolina
My commission expires: 9-2-79

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s') heirs, successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this
1st day of April, 1977.
S. Gray Walsh (SEAL) Harriet R. Granger
Notary Public for South Carolina. Abbie S. Granger
My commission expires: 9-2-79

0.93.87
4328 KV-2