

1553-300

TITLE TO REAL ESTATE—Offices of Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Lloyd D. Auten and Patrick H. Grayson, Jr., Trustee

in consideration of One Hundred Fifty Five Thousand and No/100 (\$155,000.00)-----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 McDonald's Corporation, its successors and assigns forever:

ALL that certain piece, parcel or tract of land situate, lying and being in the County of Greenville on the northeastern side of Woodruff Road, as is more fully shown on a plat of property of McDonald's Corporation prepared by Dalton & Neves Co., Engineers dated April 1978, containing 1.082 acres and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin (P.O.B.) on the right-of-way of Woodruff Road, S. C. Hwy. 146, said iron pin being 213.82 feet from the northeast intersection of Power Drive and Woodruff Road, thence along the right-of-way of Woodruff Road N. 51-01 W. 85.3 feet to an iron pin, thence continuing along said right-of-way of Woodruff Road N. 49-59 W. 100 feet to an old iron pin, thence leaving said right-of-way and along the line of First Hartford Realty Corporation (Greenville Mall) N. 64-20 E. 318.4 feet to an iron pin, thence along the line of Lloyd D. Auten property S. 25-40 E. 168.4 feet to an iron pin on the northern right-of-way of a 50 foot proposed road, thence along the northern right-of-way of said proposed road S. 64-23 W. 240.7 feet to the Point of BEGINNING, containing 1.082 acres or 47,120 square feet.

-190-547.2-1-27.7

Being a portion of the property conveyed to the grantor by Gertrude G. Howell by deed recorded August 16, 1971 in the RMC Office for Greenville County in Deed Book 922, page 636.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

GREENVILLE COUNTY DOCUMENTARY TAX 170.50

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 or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 17th day of July 1978

SIGNED, sealed and delivered in the presence of:

Janette B. Aldt  
Jonda W. Party

Lloyd D. Auten (SEAL)  
Patrick H. Grayson, Jr. (SEAL)  
Trustee (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 17th day of July 1978.

Jonda W. Party (SEAL)  
Notary Public for South Carolina  
My Commission Expires 7-12-79

Janette B. Aldt

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

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 whatsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or 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 17th day of July 1978.

Jonda W. Party (SEAL)  
Notary Public for South Carolina  
My Commission Expires 7-12-79

Janette B. Aldt

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

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