

EXHIBIT "A"

ALL that certain piece, parcel or tract of land containing 9.61 acres, situate, lying and being on the eastern side of U. S. Highway No. 25 in the Town of Travelers Rest, Greenville County, South Carolina, and having the following metes and bounds as shown on a plat entitled "Property of Roewood Assoc." dated May 1978, and revised August 27, 1979, to show a proposed frontage road, drawn and prepared by W. R. Williams, Jr., Engineer-Surveyor: BEGINNING at a point which is located at the intersection of the center line of Little Texas Road with the easternmost right-of-way of U. S. Highway No. 25, and thence proceeding along said center line South 34 degrees 7 minutes East for a distance of 250.9 feet to a point in the center line of said Little Texas Road; thence proceeding along said center line South 39 degrees 2 minutes East for a distance of 115.8 feet to a point in the center line of said Little Texas Road; thence proceeding along said center line South 57 degrees 6 minutes East for a distance of 27.8 feet to a point in said center line; thence proceeding South 30 degrees 16 minutes West for a distance of 379.4 feet along the center line of a proposed frontage road as designated on said plat; thence proceeding South 34 degrees 30 minutes West for a distance of 86.8 feet along the center line of said frontage road; thence proceeding South 44 degrees 00 minutes West for a distance of 100.0 feet along the center line of said proposed frontage road; thence proceeding South 54 degrees 00 minutes West for a distance of 100.0 feet along the center line of said proposed frontage road; thence proceeding South 64 degrees 00 minutes West for a distance of 100.0 feet along the center line of said proposed frontage road; thence proceeding South 74 degrees 00 minutes West for a distance of 100.0 feet along the center line of said proposed frontage road; thence proceeding South 79 degrees 00 minutes West for a distance of 135.2 feet along the center line of said proposed frontage road; thence proceeding South 89 degrees 00 minutes West for a distance of 324.7 feet to a point in the easternmost right-of-way of U. S. Highway No. 25; thence proceeding North 40 degrees 8 minutes East for a distance of 1,236.8 feet along the easternmost right-of-way of U. S. Highway No. 25 to a point, said point being the point of beginning.

The above described tract is conveyed subject to existing easements and rights-of-way including without limitation highway and road rights-of-way, sewer line rights-of-way, and Greenville Water Works rights-of-way.

Grantor acquired his undivided one-ninth (1/9) interest in the above described property as follows:

- a. As an heir at law of Robert Boling Roe, who died intestate on June 9, 1972, with the records of his Estate being on file in the Office of the Probate Court for Greenville County in Apartment 1234, File 7.
- b. As devisee under the will of Nora Neves Roe, who died August 29, 1975, with her will being on file in the Office of the Probate Court for Greenville County in Apartment 1394, File 30.
- c. As grantee from Charlotte A. Roe, by a deed dated December 22, 1975, and recorded December 23, 1975, in the R. M. C. Office for Greenville County in Deed Book 1029 at page 313.

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