

TITLE TO REAL ESTATE BY A CORPORATION

S. C.

BOOK 1124 PAGE 932

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

APR 29 '80
SLEY

KNOW ALL MEN BY THESE PRESENTS, that BEDDINGFIELD REALTY CO., INC.

A Corporation chartered under the laws of the State of South Carolina, and having a principal place of business at Greenville, State of South Carolina, in consideration of One Hundred Thirty-two Thousand Five Hundred Forty-two & 28/100 (\$132,542.28) - - - - - Dollars, plus assumption of mortgage in the amount of \$92,457.72 the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto ROCONECO CORPORATION

ALL that piece, parcel or tract of land situate, lying and being on the northern side of Old National Highway No. 29 (Rutherford Road), Greenville County, South Carolina, being a portion of the W. R. Gillespie Property shown on a plat thereof made by R. K. Campbell, Surveyor, recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book 000, at Page 139, and being shown on a plat of the Property of J. W. Melton and J. B. Fulp and W. E. Williams, Jr., made by Campbell & Clarkson, Surveyors, Inc., dated November 7, 1969, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Old National Highway No. 29 at the corner of property now or formerly owned by W. R. Gillespie, and running thence along the northern side of said highway, S. 73-24 W., 80 feet to an iron pin; thence N. 34-52 W., 379.16 feet to an iron pin on the right of way of the Piedmont & Northern Railway Co.; thence along said right of way N. 69-11 E., 15.06 feet to an iron pin; thence along said right of way, N. 72-08 E., 97.8 feet to an iron pin; thence continuing along said right of way, N. 75-12 E., 97.7 feet to an iron pin; thence continuing along said right of way N. 77-33 E., 38.8 feet to an iron pin; thence along line of property now or formerly owned by W. R. Gillespie, S. 8-36 E. 360.95 feet to an iron pin. (See Plat Book 4-E, Page 199.)

12-276-T30-3-3.2

This is the same property conveyed to grantor herein by deed of W. Ellis Beddingfield, dated December 23, 1970, and recorded January 22, 1971, in Deed Book 907, Page 85, R.M.C. Office for Greenville County.

This conveyance is made subject to easements, conditions, covenants, restrictions and rights-of-way which are a matter of record or actually existing on the ground effecting the property.

DOCUMENTARY TAX STAMP

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ PAY-1'80 146.30

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 does hereby bind itself and its successors 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 whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 29 day of April, 19 80. BEDDINGFIELD REALTY CO., INC. (SEAL)
SIGNED, sealed and delivered in the presence of:

David B. Wane
Judith P. Parker

A Corporation
By: *Francis J. Beddingfield* President
Francis J. Beddingfield Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as its 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 29th day of April, 19 80.

David B. Wane (SEAL)

Judith P. Parker

Notary Public for South Carolina.
My commission expires 9/16/80

RECORDED this MAY 1 1980 day of _____ 19 _____, at 10:14 A. M., No. 31957

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