

GRANT, FILED
S.C.
FEB 2 53 PM '81
JOHN
W. WYERSLEY

1145 754

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BY THIS DEED, made and entered into this ^{2ND} day of ^{FEBRUARY}, 1981, between GULF OIL CORPORATION, a Pennsylvania corporation, successor by Merger to Tremarco Corporation, a former Delaware corporation, hereinafter called "Gulf", and

Smith & Steele Builders, Inc.
A South Carolina corporation whose mailing address is:
602 Pettigru
Greenville, South Carolina 29601

hereinafter called "Grantee", Gulf, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration

~~DOLLARS (\$XXXXXXXXXXXX)~~ paid by the Grantee, the receipt of which is hereby acknowledged, has sold and by this deed does convey fee simple title to Grantee, its successors and assigns, in and to all that tract of land located in the City of Greenville, County of Greenville and State of South Carolina, together with all building and improvements thereon to wit;

15(519)256-1-14.1

BEGINNING at an iron pin at the Northwest intersection of the Laurens Road and Jervey Avenue and running thence with the Northerly side of Laurens Road, N. 55-45 W. 133.65 feet to an iron pin at the joint corner of lots Nos. 4 and 5; thence with the joint line of said Lots N. 32-03 E. 105 feet to an iron pin; thence S. 55-41 E. 131 feet to an iron pin on the Westerly side of Jervey Avenue; thence with the westernly side of said Avenue S. 30-35 W. 105 feet to the Northwest intersection of the Laurens Road and Jervey Avenue, the beginning corner; less however that portion of the property conveyed to the South Carolina Highway Department of Right-of-way Easement dated January 4, 1961 to wit;

Commencing at the intersection of the northerly line of U. S. Highway #276 (Laurens Road) and the westerly line of Jervey Avenue, and run thence N. 55° 45' W. along the northerly line of U. S. Highway #276 (Laurens Road) a distance of 18 feet to a point; thence N 77° 25' E, a distance of 24.62 feet to a point on the westerly line of Jervey Avenue; thence S. 30° 35' W, along the westerly line of Jervey Avenue, a distance of 18 feet to the point of beginning.

And being the property conveyed to Tremarco Corporation by deed of John M. Pratt and Flora K. Pratt dated September 18, 1956 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 561, Page 407; and to Grantor by merger of Tremarco Corporation with Grantor dated August 3, 1973; articles of merger being recorded in the Office of the Secretary of State, State of South Carolina on September 11, 1973.

Together with all the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, reversion and remainder thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same fee simple forever.

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