

FILED  
GREENVILLE CO. S. C.  
(2) SEP 2 1 51 PM '82  
DONNIE S. JENNERSLEY  
R.M.C.

1173 PAGE 278

Fee 2111

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT PHILLIPS FIBERS CORPORATION, a Delaware corporation, Grantor,  
in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other  
valuable considerations, in hand paid, the receipt of which is hereby  
acknowledged, does hereby grant, bargain, sell and convey unto STATE OF  
SOUTH CAROLINA DEPARTMENT OF HIGHWAYS AND PUBLIC TRANSPORTATION, Grantee,  
the following real property and premises, situate in the County of  
Greenville, State of South Carolina, to wit:

Two tracts of land in Greenville County, South Carolina in the  
vicinity of the intersection of Interstate Highway #85 and U. S.  
Highway #276, being a portion of a 78.93 acre tract conveyed to  
Phillips Fibers Corporation by the Citizens and Southern National  
Bank of South Carolina by deed dated July 22, 1966 and recorded  
in Book 802 Page 519, Greenville County Deed Records, said two  
tracts being more particularly described as follows:

Tract I:

Beginning at a point in the existing Northwest right of way line  
of Fairforest Way which bears N 51° - 19' W 33.00 feet from Green-  
ville County Road #S-434 centerline station 20 + 63.9, which is  
the P. C. of an 8° - 00' curve to right, said points bears N 38° -  
41' E 858.42 feet along the Southeast line of said 78.93 acre  
tract, thence N 51° - 19' W 24.60 feet, from an iron pin at the  
South corner of said 78.93 acre tract;

Thence S 38° - 41' W with said present right of way line 391.99  
feet;

Thence S 74° - 23' W with said present right of way line 81.21  
feet;

Thence N 69° - 55' W with said present right of way line 141.44  
feet;

Thence N 39° - 20' W with said present right of way line 40.69  
feet;

Thence N 75° - 30' E with the new North right of way line of  
Fairforest Way being 50.00 feet Northerly from and parallel to  
the new centerline of Fairforest Way, 119.00 feet to the P. C.  
of a curve to the left at centerline Station 25 + 24.1;

Thence with said curve to the left having a radius of 666.31  
feet (centerline radius = 716.31 feet), a central angle of  
36° - 49', an arc distance of 428.15 feet, and a long chord  
which bears N 57° - 05' - 30" E 420.82 feet;

Thence S 51° - 19' E 17.00 feet to the point of beginning  
and containing 36,375 square feet or 0.8351 acres.

15 (65) PT. TO Hwy R/W → 0.84 Ac.  
OUT OF: M11-1-1-3.2

4328 RV.21