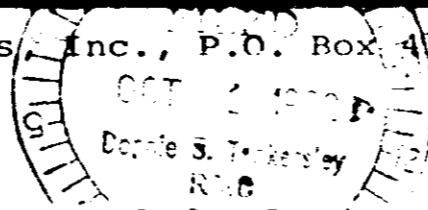


Grantee Address: Nevis Industries, Inc., P.O. Box 4124, Cherry Hill, NJ 08034

STATE OF SOUTH CAROLINA

COUNTY OF Greenville



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KNOW ALL MEN BY THESE PRESENTS, that David Ross Clarke, Trustee

in consideration of Twenty-Six Thousand and no/100 Dollars, (\$26,000)

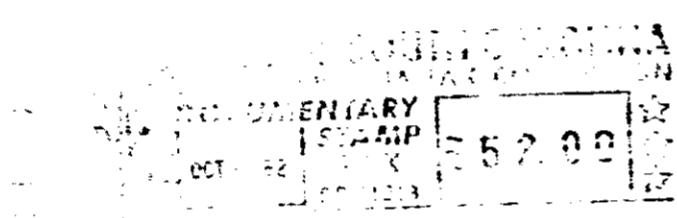
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Nevis Industries, Inc. its successors and assigns forever,

"ALL that certain piece, parcel or tract of land lying and being in Oaklawn Township, Greenville County, State of South Carolina, containing Twelve and one-half (12 1/2) acres, more or less, bounded by Saluda River and lands formerly owned by the Bennetts and having the following courses and distances, to-wit: BEGINNING at a corner in state highway and running thence North 13 1/2 West 1 chain to iron pin in the old road (Pelzer Road); thence South 80 1/2 chains, more or less, to center of Saluda River; thence down center of said river to center of highway; thence along the center of said highway 18.87 chains to BEGINNING corner."

See Trust Agreement dated October 7, 1981, recorded in Book 1157 at Page 750 on November, 1981, granting and setting out the powers of the Trustee, David Ross Clarke, in the RMC Office for Greenville County, SC.

20(95)617.6-1-23

Being the same property conveyed to Grantor by deed from Cynthia Irene Martin, dated October 7th 1981, recorded November 13, 1981 in Book 1158 page 299.



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 whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 7th day of September 19 82

SIGNED, sealed and delivered in the presence of:

1. Eileen Diskem
2. [Signature]

David Ross Clarke Trustee (SEAL)
David Ross Clarke, Trustee (SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Pennsylvania

PROBATE

Philadelphia 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 7th day of September 1982

[Signature] (SEAL)
Notary Public for South Carolina

Eileen Diskem

My commission expires 7 January 1985

STATE OF SOUTH CAROLINA
COUNTY OF

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 whomsoever, 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of 19

[Signature] (SEAL)
Notary Public for South Carolina.

My commission expires

RECORDED OCT 1 1982 10 at 11:30 A. M., No. 79665