

1042 E Washington St  
City 29602

BS 7516 - Greenville Co., S.C.

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE )

SPECIAL WARRANTY DEED

For True Consideration See Affidavit

41 Page 1366  
GR. Book FILED VOL 1203 PAGE 191

DEC 23 11 44 AM '83  
DONNIE R. BRUCE  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, That REPROCO, Inc., a Delaware Corporation, in consideration of Ten Dollars (\$10.00) and other consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and released and by these presents does grant, bargain, sell and release unto CARABO CAPITAL, A South Carolina General Partnership, its successors and assigns, the following described property, to-wit:

All that certain piece, parcel or tract of land, lying, being and situate in the County of Greenville, State of South Carolina, being shown and described as "Parcel G" on a plat entitled "Survey for Carabo, Inc." prepared by Carolina Surveying Co., R. B. Bruce, RLS, dated June 21, 1983 and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 10-A at Page 70 and having according to said plat the following metes and bounds, to-wit:

14(208) 237.3-2-13.4 out of 237.3-2-13

A 0.237 acre (10,316 square feet) tract of land lying near the City of Greenville, Greenville County, South Carolina, being a part of a 1.581 acre tract described in a deed from Thomas C. Gordon, Jr. to Phillips Petroleum Company, dated December 19, 1963 and recorded in Book 738 Page 541, Greenville County Deed Records, being on the South side of the intersection of White Horse Road (U.S. Hwy. #25 By-Pass) and Branlett Road (S.C. Hwy. #253), said 0.237 acre tract being more particularly described as follows:

Beginning at an iron pin on the Southeast right of way line of Branlett Road and the Southwest line of said 1.581 acre tract, also being the Northeast line of property now or formerly owned by L. & H. Enterprises;

Thence N59°-20'E with the Southeast right of way line of Branlett Road, 59.7 feet to an iron pin at the West corner of a 0.68 acre tract sold by Reproco, Inc. to Auto Brokers, Inc. on July 12, 1979.

Thence S57°-20'E with the South line of said 0.68 acre tract 155.6 feet;

Thence N45°-44'E with the South line of said 0.68 acre tract 17.6 feet;

Thence S47°-44'E with the South line of said 0.68 acre tract 8.8 feet;

Thence S66°-29'W 44.0 feet;

Thence S59°-20'W 20.0 feet;

Thence S51°-50'W 41.7 feet to a point on the Southwest line of said 1.581 acre tract;

Thence N47°-50'W with said Southwest line 150.0 feet to the point of beginning and containing 0.237 acres (10,316 square feet).

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