

GRANTOR'S ADDRESS:  
150 E. 26th St.  
Greenville, S.C. 29615

GROSS & GAULT, Attorneys at Law

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that PAUL E. GAULT and H. Z. JONES a/k/a H. ZED JONES, JR.

in consideration of TEN DOLLARS (\$10.00), AND OTHER VALUABLE CONSIDERATION----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto VERMONT AMERICAN CORPORATION, its successors and assigns forever:

ALL that certain piece, parcel or tract of land located in the Town of Fountain Inn and being shown on a survey for Vermont American Corp. prepared by Freeland & Associates dated June 6, 1984 and which plat is recorded in the RMC Office for Greenville County in Plat Book 10-U at Page 41. Said plat shows the gross acreage to be 24.13 acres. The net acreage, excluding road right-of-way is 23.01 acres. Property is described as follows:

BEGINNING at a railroad spike in the center of McCarter Road at its intersection with Woodside Avenue and running thence along center of McCarter Road S. 22-14 W., 309.73 feet to a point; thence S. 26-46 W., 245.41 feet to an IO; thence leaving said road and running S. 79-15 W., 650.0 feet to an iron pin; thence turning and running N. 27-32 W., 1270.10 feet to an iron pin; thence turning and running S. 87-27 E., 430.0 feet to an iron pin; thence turning and running N. 7-32 W., 104.2 feet to an iron pin; thence turning and running N. 12-34 E., 146.4 feet to an iron pin; thence turning and running N. 62-01 E., 44.6 feet to a railroad spike in the center of Woodside Avenue; thence along center of Woodside Avenue as follows: S. 32-57 E., 71.92 feet to a railroad spike, thence S. 47-28 E., 75.16 feet to a railroad spike, thence S. 54-42 E., 1102.92 feet to the point of beginning.

The above described tract includes that portion of property conveyed to the Grantors by J. C. Peden recorded April 19, 1966 in Deed Book 796 at Page 455. The above tract also includes a portion of property conveyed to the Grantors by J. C. Peden recorded July 12, 1967 in Deed Book 823 at Page 310 and a portion of the property conveyed to the Grantors by Gena Maude Gault, et al by deed recorded June 29, 1966 in Deed Book 801 at Page 197. The above tract also includes property obtained by Grantors by Court Order, reference being had to Judgement Roll 84-3444, Greenville County Clerk's Office.

This conveyance is made subject to any restrictions, rights-of-way or easements that may appear of record on the recorded plat or on the premises.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)' heirs, successors and assigns against the grantor(s) and the grantor's(s)' heirs, successors and assigns 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 25 day of July 19 84

SIGNED, sealed and delivered in the presence of:

\_\_\_\_\_  
Paul E. Gault (SEAL)  
\_\_\_\_\_  
H. Z. Jones a/k/a H. Zed Jones, Jr. (SEAL)  
\_\_\_\_\_  
(SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

PROBATE

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 25 day of July 19 84

\_\_\_\_\_  
Notary Public for South Carolina (SEAL)  
My commission expires: \_\_\_\_\_

STATE OF SOUTH CAROLINA }  
COUNTY OF \_\_\_\_\_ }

RENUNCIATION OF DOWER  
ABOLISHED - May 22, 1984

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, successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 19 day of \_\_\_\_\_ 19 \_\_\_\_\_

\_\_\_\_\_  
Notary Public for South Carolina (SEAL)  
My commission expires: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_ M. No. \_\_\_\_\_

RECORDED

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RECORDED