

Grantee's Address: 807 Piedmont Hwy, Greenville, SC 29605

VOL 1229 PAGE 645

TITLE TO REAL ESTATE BY A CORPORATION

FILED  
GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF

DEC 24 3 24 PM '84

DONNIE S. LANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Consolidated Foods Corporation,  
A Corporation chartered under the laws of the State of Maryland and having a principal place of business at  
, State of Illinois, in consideration of exchange of property  
valued at \$69,600.00----- Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and  
release unto FRANCES ELLISON, her heirs and assigns forever:

All that certain piece, parcel or lot of land located in the County of Greenville,  
State of South Carolina, shown on the survey for Consolidated Foods prepared  
by Freeland and Associates dated December 17, 1984, revised December 20,  
1984, and designated on said survey as the parcel containing 0.75 acres,  
and having, according to said survey, the following metes and bounds:

Beginning at an iron pin which is located S. 67-47 E. 216.77 feet from an  
iron pin which is located on the southern side of the right of way of Piedmont  
Highway (also known as South Carolina Highway #20), said iron pins being  
located on the northern boundary of a tract owned by James David Jordan, Sr.  
and Rufus Garland Revis, Sr.; thence proceeding from said point of beginning  
N. 16-34 E. 124.27 feet to an iron pin; thence N. 17-00 E. 17.33 feet to  
an iron pin located in a gravel driveway; thence S. 65-16 E. 81.72 feet  
to an iron pin; thence N. 20-04 E. 5.69 feet to an iron pin; thence S.  
62-03 E. 100.66 feet to an iron pin; thence S. 76-06 E. 62.00 feet to an  
iron pin; thence S. 21-05 W. 141.97 feet to an iron pin; thence N. 67-47 W.  
231.91 feet to an iron pin, the point of beginning.

TOGETHER WITH an easement for ingress and egress running across lands now  
or formerly owned by T.H. Jordan from the above-described parcel to U.S.  
Highway #29, said easement being adjacent and contiguous to the property  
granted to Grantee herein and constituting an easement appurtenant to said  
parcel.

-14-156-WG 4-1-26.2

This property was conveyed to the Grantor by a deed executed  
by James D. Jordan, Shirley E. Jordan, James W. Sprouse, and Linda Sprouse,  
recorded on the 21st day of December, 1984, in Deed Book 1229 at Page 643.

Grantor reserves a right of first refusal to purchase the property described  
above from Grantee, upon the same terms as Grantee proposes to offer said  
property for sale to the public or to any other party. Prior to offering  
said property to any party other than Grantor, Grantee, her successors and  
assigns, must first communicate an offer to Grantor, offering to sell to  
Grantor upon the same terms as such party proposes to sell the property  
to other parties; and Grantor shall have the option to purchase the property  
upon said terms, exercisable by giving to Grantee (or her heirs or assigns)  
written notice of Grantor's election to exercise such right, not later than  
\*(continued on back)

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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized  
officers, this 21<sup>st</sup> day of December 1984

SIGNED, sealed and delivered in the presence of:

*[Handwritten signature]*  
\_\_\_\_\_  
*[Handwritten signature]*  
\_\_\_\_\_

CONSOLIDATED FOODS CORPORATION (SEAL)

A Corporation

By: *[Handwritten signature]*  
\_\_\_\_\_  
President Attorney-in-Fact

Secretary

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-  
poration, by its duly authorized officers, sign, seal and as its 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 21<sup>st</sup> day of December 1984  
*[Handwritten signature]* (SEAL)

Notary Public for South Carolina  
My commission expires: 3/14/88

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, at \_\_\_\_\_ M., No. \_\_\_\_\_ (CONTINUED ON NEXT PAGE)