

## EXHIBIT "A"

## Property Description

Property fronting 190.5 ft. on North Main Street. A line on the South side of Lot of 212.8 ft., a line on the rear of 192.2 ft. and a line on the North side of Lot of 210 ft.

The above property adjoins a second tract having the following general description: Said lot fronts 311.4 ft. on Townes Street, a line on the North side of lot 188.15 ft. a rear line of 344.15 ft. and a line on the South side of lot of 166 ft.

The above property as generally described was acquired on various occasions by deeds recorded in the Greenville County R. M. C. Office as follows:

Item 1-Deed recorded July 16, 1912, Volume 19, Page 501.  
ALL that certain piece, parcel or lot of land, lying situated and being in Ward One of the City of Greenville, County and State aforesaid, on North Main Street and having the following metes and bounds to-wit; Beginning at an Iron pin on Main Street, NorthEast corner of N. C. Poe's lot, and running thence; N. 19 E. with Main Street One Hundred and Seven and One-Half, (107-1/2) feet to a Stake, corner of Charles H. Speight's lot; thence N. 71-1/2 W. with line of Charles H. Speight's Lot Two Hundred and Five and One-Fourth, (205-1/4) feet to a Stake on Charles Garraux' line thence; S. 17-1/2 W. with Charles Garraux line One Hundred and Seven and One-Half, (107-1/2) feet to a Stake on N. C. Poe's line, thence; S. 71-1/2 E. with N. C. Poe's line Two Hundred and Three and One-Fourth, (203-1/4), feet to the beginning corner, containing one half acre more or less and being the same lot of land conveyed to me by D. H. Traxler by deed bearing date the 16th day of March, 1909, and duly recorded in R. M. C. Office for Greenville County in Book Volume 4, page 161.  
There is a lane or alley on the South side of this lot extending from Main Street to the back of this lot next to N. C. Poe's lots, twelve feet wide, and also a lane or alley on the back of this lot six feet of which alley is cut off of the back of the lot herein conveyed, and the right for Charles H. Speight and Charles Garraux, their heirs and assigns to use both lanes or alleys is hereby reserved, and they and their heirs and assigns, it is understood, have all the rights and privileges to the use of said lanes or alleys as are set-forth in the deed of Elizabeth Garraux to J. A. Bull.

Item 2- Deed recorded December 9, 1955, Volume 540, Page 394.  
ALL that piece, parcel or lot of land, with buildings and improvements thereon, situate, lying and being on the Eastern side of Townes Street in the City of Greenville, County of Greenville, State of South Carolina, and having, according to plat prepared by Dalton & Neves, dated March 1949, entitled "Property of Walter S. Griffin, Jr. and J. D. Isbell" and recorded in the R. M. C. Office for Greenville County in Plat Book V, at page 101, the following metes and bounds, to-wit:  
BEGINNING at an iron pin on the Eastern side of Townes Street at corner of property now or formerly of N. C. Poe and running thence along the line of property of Poe, S. 70-00 E. 181.0 feet to an iron pin on the Western side of a certain alley; thence along the Western side of said alley N. 21-23 E. 164.4 feet to an iron pin; thence N. 69-06 W. 192.6 feet to an iron pin on the Eastern side of Townes Street; thence along the Eastern side of Townes Street S. 17-30 W. 167.8 feet to the point of beginning.