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TITLE TO REAL ESTATE—Prepared by **OLLIE EARNSWORTH** R.M.C. Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA,
County of GREENVILLE

KNOW ALL MEN BY THESE PRESENTS That Cothran & Darby Builders, Inc. and M. G. Proffitt, Inc. ^{their} corporations chartered under the laws of the State of South Carolina and having ~~its~~ principal place of business at Greenville in the State of South Carolina; for and in consideration of the sum of Eight Thousand Seven Hundred Fifty and no/100 (\$8,750.00) dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Don R. Porterfield, his heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northeasterly side of Heatherbrook Road, near the City of Greenville, S. C., being known and designated as Lot No. 13 on plat of Foxcroft, Section I, as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4F, pages 2, 3 and 4 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Heatherbrook Road, said pin being the joint front corner of Lots 12 and 13 and running thence with the common line of said Lots N 86-11 E 215.5 feet to an iron pin, the joint rear corner of Lots 12 and 13; thence N 7-04 E 122.4 feet to an iron pin; thence S 88-28 W 239.2 feet to an iron pin on the northeasterly side of Heatherbrook Road; thence with the northeasterly side of Heatherbrook Road S 3-49 W 130 feet to an iron pin, the point of beginning.

For restrictions applicable to this subdivision see Deed Book 879, page 179.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

For deed into grantors, see Deed Book 869, page 25.

GRANTORS TO PAY 1971 TAXES.



Greenville County
Stamps
Paid \$ 9.90
Act No. 380 Sec. 1

Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named, his ~~heirs and assigns forever.~~

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and his ~~heirs and assigns,~~ against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, Ellis L. Darby, Jr., President of Cothran & Darby Builders, Inc. and M. Graham Proffitt, III, President of M. G. Proffitt, Inc. on this the 23rd day of July in the year of our Lord one thousand, nine hundred and

seventy-one.

Signed, sealed and delivered in the presence of:

Jo Ann L. Stearn
Mary S. Proffitt

COTHRAN & DARBY BUILDERS, INC. (L.S.)
By *Ellis L. Darby, Jr.* President
M. G. PROFFITT, INC.

STATE OF SOUTH CAROLINA,
County of Greenville

BY: *M. Graham Proffitt III*

PERSONALLY appeared before me the undersigned witness and made oath that s/he saw Ellis L. Darby, Jr. as President of Cothran & Darby Builders, Inc. and M. Graham Proffitt III, as President of M. G. Proffitt, Inc.

corporation chartered under the laws of the State of South Carolina sign, seal with ^{their} corporate seal and as ~~the~~ acts and deeds of said corporation deliver the within written deed, and that s/he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 23rd day of July A. D., 1971
Mary S. Proffitt (L.S.)
Notary Public for South Carolina
My Commission Expires November 19, 1979

Jo Ann L. Stearn
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