

FILED
GREENVILLE CO. S.C.
2 23 PM '73
S. TANKERSLEY
R.M.C.

TITLE TO REAL ESTATE - FIDELITY, KENDRICK, STEVENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
County of GREENVILLE

Greenville County
Stamps
Paid \$ 17.60
Act No. 380 Sec. 1

KNOW ALL MEN BY THESE PRESENTS That COTHRAN & DARBY BUILDERS, INC.

a corporation 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 Fifteen Thousand Five Hundred Twenty-four and 47/100 (\$15,524.47) dollars, and assumption of mortgage as set forth below, 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 William B. Karst and Elaine C. Karst, their 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 Stonehedge Drive, near the City of Greenville, S. C., and being known and designated as Lot No. 6 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 Stonehedge Drive, said pin being the joint front corner of Lots 5 and 6 and running thence with the common line of said lots N 40-41 E 200 feet to an iron pin, the joint rear corner of Lots 5 and 6; thence N 52-14 W 105.8 feet to an iron pin, the joint rear corner of Lots 6 and 7; thence with the common line of said lots S 47-43 W 166.8 feet to an iron pin on the northeasterly side of Stonehedge Drive; thence with the northeasterly side of Stonehedge Drive S 33-43 E 117 feet to an iron pin; thence S 58-22 E 13.5 feet to an iron pin, the point of beginning.

For deed into grantor, see Deed Book 936, page 6.

This conveyance is subject to a 10 foot drainage easement along rear and side lot lines as shown on recorded plat and to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

This property is subject to a sewer easement 12.5 feet in width in a southerly direction from the common line of Lots 6 and 7.

As a part of the consideration herein, the grantees do hereby assume and agree to pay the balance due of \$44,425.53 on that certain mortgage given by the grantor herein to Carolina Federal Savings and Loan Association, in the face amount of \$45,000.00 dated and recorded February 8, 1972, in the RMC Office for Greenville County, S. C., in Mortgage Book 1221, page 604.

GRANTEES TO PAY 1973 TAXES.

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, their successors, 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 their 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, John C. Cothran, Vice President

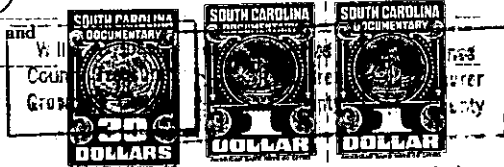
on this the 23rd day of February in the year of our Lord one thousand, nine hundred and seventy-three. COTHRAN & DARBY BUILDERS, INC.

Signed, sealed and delivered in the presence of:

Antonia C. Yates
Wm. B. Karst

John C. Cothran (L.S.)
By Vice President

STATE OF SOUTH CAROLINA,
County of GREENVILLE



PERSONALLY appeared before me the undersigned witness and made oath that (s) he saw John C. Cothran as Vice President and of Cothran & Darby Builders, Inc. a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal and as the act and deed 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 February A. D., 19 73
Antonia C. Yates (L.S.)
Notary Public for South Carolina.
My commission expires November 19, 1979.

Deed Recorded February 26, 1973 at 2:33 P. M., # 23945

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