

TITLE TO REAL ESTATE—Prepared by Kendrick, Stephens & Johnson, Attorneys at Law, Greenville, S. C.

BOOK 1610 PAGE 117

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc.

in consideration of Nine Thousand Five Hundred and No/100 (\$9,500.00) - - - - - 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 Cothran & Darby Builders, Inc., its successors and assigns forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Silver Creek Court, near the City of Greenville, S. C., being known and designated as Lot No. 276 on plat entitled "Sugar Creek, Map No. 1, Section One" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 5D, at page 18, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Silver Creek Court, said pin being the joint front corner of Lots 275 and 276, and running thence with the common line of said Lots N 49-29-46 W 140.44 feet to an iron pin, the joint rear corner of Lots 275 and 276; thence S 49-46-54 W 81.55 feet to an iron pin, the joint rear corner of Lots 276 and 277; thence with the common line of said Lots S 33-59-47 E 130.05 feet to an iron pin on the northwesterly side of Silver Creek Court; thence with the northwesterly side of Silver Creek Court on a curve, the chord of which is N 72-10-21 E 44.72 feet to an iron pin; thence continuing with the said chord N 45-36-26 E 30.12 feet to an iron pin; thence continuing with the said chord N 43-03-20 E 47.22 feet to an iron pin, the point of beginning.

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

For deeds into grantors, see Deed Book 973, page 549, Deed Book 973, page 546, and Deed Book 973, page 753.

GRANTOR TO PAY 1974 TAXES.



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(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators 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.

WITNESS the grantor(s)'s hand(s) and seal(s) this 6th day of November 1974.

M. Graham Proffitt, III (SEAL)
M. GRAHAM PROFFITT, III
Ellis L. Darby, Jr. (SEAL)
ELLIS L. DARBY, JR.
John C. Cothran (SEAL)
By: John C. Cothran, President

SIGNED, sealed and delivered in the presence of:

Robert P. Wilson
Robert P. Wilson

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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 6th day of November 1974.

Robert P. Wilson (SEAL)
Notary Public for South Carolina
My commission expires: ~~November 10, 1979~~ 3/15/82

Robert P. Wilson



STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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 or 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 6th day of November 1974.

Robert P. Wilson (SEAL)
Notary Public for South Carolina
My commission expires: ~~November 10, 1979~~ 3/15/82

Phyllis S. Proffitt



RECORDED this _____ day of _____ 19____, at 10:32 a.m., No. _____ (CONTINUED ON NEXT PAGE)

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