

STATE OF SOUTH CAROLINA,  
County of Greenville

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 Nine Thousand and No/100 (\$9,000.00) dollars, and assumption of loan as set forth below, to it in full 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 ROBERT D. TAYLOR, JR. and JULIANE J. TAYLOR, 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 southerly side of Devenger Road near the City of Greenville, S. C., being known and designated as Lot No. 21 on plat entitled "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 southerly side of Devenger Road, said pin being the joint front corner of Lots 20 and 21 and running thence with the common line of said Lots S 3-49 E 165 feet to an iron pin, the joint rear corner of Lots 20 and 21; thence S 86-11 W 135 feet to an iron pin, joint rear corner of Lots 21 and 22; thence with the common line of said Lots N 3-49 W 165 feet to an iron pin on the southerly side of Devenger Road; thence with the southerly side of Devenger Road N 86-11 E 135 feet to an iron pin, the point of beginning.

This conveyance is subject to a 25-foot sewer easement across the rear of property and to all other restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

For deed into grantor, see Deed Book 997, page 718.

GRANTEE TO PAY 1975 TAXES.

As a part of the consideration herein, the grantees do hereby assume and agree to pay the balance due of \$47,000.00, on that certain mortgage given by Cothran & Darby Builders, Inc. to Security Federal Savings and Loan Association, in the face amount of \$47,000.00, dated and recorded April 25, 1974, in the RMC Office for Greenville County, S. C., in Mortgage Book 1308, page 309.

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 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 successors, 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 27th day of February, seventy-five.

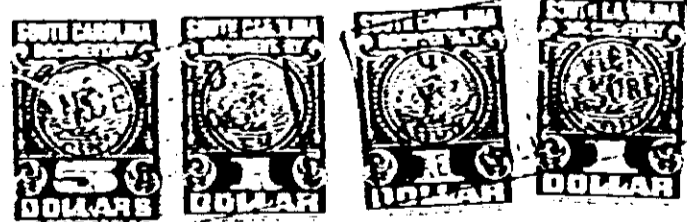
in the year of our Lord one thousand, nine hundred and

COTHRAN & DARBY BUILDERS, INC.

By: *John C. Cothran* (S.S.)  
Vice President

Signed, sealed and delivered in the presence of:

*Clara H. Bayter*  
Notary Public for South Carolina.



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PERSONALLY appeared before me the undersigned and made oath that s/he saw John C. Cothran as Vice President 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 27th day of February, A. D. 1975  
*Clara H. Bayter* (L.S.)  
Notary Public for South Carolina.

My Commission Expires: 11/19/79

RECORDED FEB 27 1975 20028  
at 2:57 P.M.

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