

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 FIFTY EIGHT THOUSAND NINE HUNDRED FIFTY AND NO/100 (\$58,950.00) - - - 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 JAMES M. SPINNER AND NANCY S. SPINNER, 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 northwesterly side of Sugar Creek Lane, near the City of Greenville, South Carolina, and being designated as Lot No. 129 on map entitled "Map No. 4, Section One, Sugar Creek" as recorded in the RMC Office for Greenville County in Plat Book 5D, page 72, and having according to said plat the following metes and bounds, to-wit:

195 - 5343 - 1 - 198

BEGINNING at an iron pin on the northwesterly side of Sugar Creek Lane, joint front corner of Lots 128 and 129 and running thence N. 43-45-00 W. 159.59 feet to an iron pin, joint rear corner of Lots 128 and 129 and also being located in the center of a 25 foot sewer easement; thence along the center of said sewer easement S. 45-16-51 W. 125.08 feet to an iron pin, joint rear corner of Lots 129 and 130; thence along common line of said lots S. 43-45-00 E. 157.48 feet to an iron pin on the northwesterly side of Sugar Creek Lane; thence along said Lane N. 46-15-00 E. 125 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property, and is subject to a 25 foot sewer easement across the rear lot line, and a five foot drainage and utility easement along each side and rear lot line.

For deed into grantors, see Deed Book 1028, page 412.



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 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 10th day of December in the year of our Lord one thousand, nine hundred and seventy-five.

Signed, sealed and delivered in the presence of:

Elizabeth M. Alvin

COTHRAN & DARBY BUILDERS, INC.
By John C. Cothran (V.P.)

STATE OF SOUTH CAROLINA,
County of GREENVILLE

PERSONALLY appeared before me the undersigned witness and made oath that she 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 she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 10th day of December, A. D., 1975
Elizabeth M. Alvin (I.S.)
Notary Public for South Carolina
My Commission Expires: July 16, 1985

Elizabeth M. Alvin

RECORDED DEC 10 '75 at 10:50 A.M. 15035

5343

1328 RV-2