

TITLE TO REAL ESTATE - CORPORATION FORM - John M. Dillard, P.A., Greenville, S.C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that **M. G. Proffitt, Inc.**
Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at
Greenville, State of South Carolina, in consideration of **Seventy-four Thousand, Five Hundred and**
No/100 (\$74,500.00)-----Dollars,
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto

STEVEN J. LEFEVRE AND LAURA A. LEFEVRE, their heirs and assigns:

All that certain piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the southerly side of Oak Ridge Court, near the City of Greenville in Greenville County, S. C., being shown and designated as Lot No. 191 on plat entitled "Map No. 2, Section I, Sugar Creek", dated June 14, 1974, revised June 3, 1976 and July, 1976, recorded respectively in Plat Books 4-R, page 85, 5-P, page 33 and 5-P, page 47 in the RMC Office for Greenville County, S. C. and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southerly side of Oak Ridge Court, said pin being the joint front corner of Lots 191 and 190 and running thence with the common line of said lots S. 30-05-51 E., 133.38 feet to an iron pin, the joint rear corner of Lots 190 and 191; thence N. 66-26-19 E., 91.56 feet to an iron pin, the joint rear corner of Lots 191 and 192; thence with the common line of said lots N. 23-33-41 W., 135 feet to an iron pin on the southerly side of Oak Ridge Court; thence with the southerly side of Oak Ridge Court S. 66-26-19 W., 18.39 feet to an iron pin; thence continuing with said Court S. 64-49-33 W., 88.39 feet to an iron pin, the point of beginning.

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The above property is the same conveyed to the grantor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc. dated June 21, 1977, to be recorded herewith, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

Grantees agree and assume to pay Greenville County property taxes for the tax year 1977 and subsequent years.



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 does hereby bind itself and its successors 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 of any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 24th day of June 19 77

Signed, sealed and delivered in the presence of:

Carolyn D. Foster

M. G. PROFFITT, INC. (SEAL)
(A Corporation)
By: *M. G. Proffitt* President
and _____ Secretary

STATE OF SOUTH CAROLINA
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of June 19 77

Carolyn D. Foster (SEAL)
Notary Public for South Carolina
My commission expires 1/31/1983

RECORDED this JUN 27 1977 day of 19 at 10:17 A. M., No. 105905

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