

123 Sugar Creek Lane, Greer, South Carolina 29651

1075 230

State of South Carolina,

County of GREENVILLE

FILED
GREENVILLE CO. S. C.

MAY 1 4 12 PM '78

SONNE S. TINKERLEY
C.M.C.

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 Seventy-two Thousand Nine Hundred Fifty and No/100 (\$72,950.00)

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 WILLIAM ROSS and MARY W. ROSS, 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 easterly side of Sugar Creek Lane, near the City of Greenville, South Carolina, and being designated as Lot 136 on Map 4, Section I, 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:

BEGINNING at an iron pin on the easterly side of Sugar Creek Lane, joint front corner of Lots 136 and 137 and running thence along common line of said lots N 66-10 E 90.4 feet to an iron pin, common corner of Lots 136, 137, 160 and 161; thence along common line of Lots 161 and 136 S 18-46-31 E 200.06 feet to an iron pin; thence S 62-49-25 W 126.59 feet to an iron pin; thence N 36-51-00 W 201.32 feet to an iron pin on Sugar Creek Lane; thence around a curve on Sugar Creek Lane the chord of which is N 59-55-13 E 99.32 feet to an iron pin, the point of beginning. - 188 - 5243 - 1 - 202

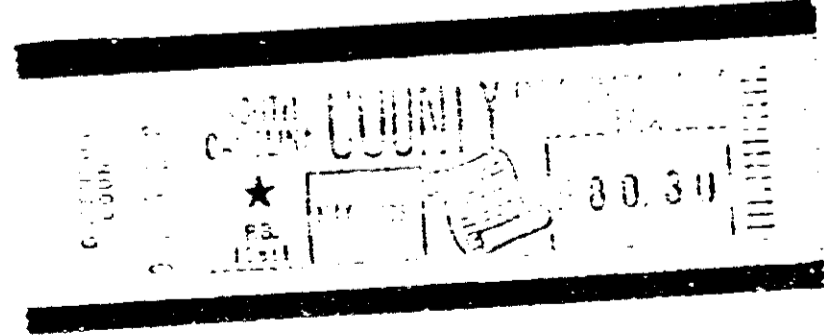
This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way, if any, affecting the above described property, and is subject to a 5' drainage and utility easement along side and rear lot lines, a 25' sewer easement along side lot lines and a 10' drainage easement across lot.

This is the identical property conveyed to the grantor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc. recorded on October 17, 1977, in the RMC Office for Greenville County, S. C., in Deed Book 1066, page 851.

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