

MAILING ADDRESS: 227 Briar Creek Rd.
Sugar Creek
Greer, S. C. 29651

TITLE TO REAL ESTATE BY A CORPORATION

VOL 1088 PAGE 60

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 a principal place of business at GREENVILLE, State of SOUTH CAROLINA, in consideration of EIGHTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$87,500.00)----- Dollars,

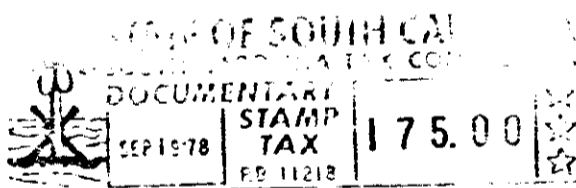
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto HENRY C. EGAN AND KAROLE K. EGAN, their heirs and assigns forever;

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the Southeasterly side of Briar Creek Road, near the City of Greenville, S. C., and being known and designated as Lot No. 96 on plat entitled "Map 5, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 6H, page 2, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeasterly side of Briar Creek Road, said pin being the joint front corner of Lots 96 and 97 and running thence with the common line of said lots S 62-30-43 E. 141.55 feet to an iron pin joint rear corner of lots 96 and 97; thence S. 13-20-57 W. 98.44 feet to an iron pin joint rear corner of lots 96 and 95; thence with common line of said lots N. 69-46 W. 158.72 feet to an iron pin on Southeasterly side of Briar Creek Road; thence with the Southeast side of Briar Creek Road N. 20-14 E. 13 feet to an iron pin; thence continuing with said road N. 23-51-38 E. 102.82 feet to an iron pin the point of beginning. —195-5343-1-283

This conveyance is subject to a 25 foot sewer right of way and 10 foot drainage easement across the rear point of the lot and is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

Derivation: Deed Book 1982, Page 519 - M. Graham Proffitt, III., et. al 7/5/78



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)' 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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or 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 19th day of September 1978. COTHRAN & DARBY BUILDERS, INC.

SIGNED, sealed and delivered in the presence of: (SEAL)

John W. Tinsworth
Marion T. Skelton

A Corporation
By: *John C. Cochran*
President
Virginia
Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 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 its 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 19th day of September 1978. *Marion T. Skelton*
John W. Tinsworth (SEAL)

Notary Public for South Carolina.
My commission expires: 1/16/83

RECORDED this 19 day of September 1978 at 10:00 A. M., No. 8926

909

4328 RV-2