

Grantees mailing address: 110 Cliffwood Court, Greer, SC 29651
TITLE TO REAL ESTATE BY A CORPORATION - Offices of H. H. Kerry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
MAY 30 1 08 PM '79
DONNIE S. TANKERSLEY
R.M.C.

RECORDED
MAY 30 1979

KNOW ALL MEN BY THESE PRESENTS, that M. G. PROFFITT, 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 Ninety-eight thousand, five
hundred and No/100ths (\$98,500.00) 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 James E. Musacchia, Jr. and Jeanette N. Musacchia, 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 Northerly side of Cliffwood Court near the City of
Greenville, South Carolina, being known and designated as Lot No. 366 on plat entitled
"Map No. 6 Sugar Creek" as recorded in the R.M.C. Office for Greenville County, South
Carolina, in Plat Book 6-H at page 63, and having according to said plat the following
metes and bounds, to-wit:

BEGINNING at an iron pin on the Northerly side of Cliffwood Court, said pin being
the joint front corner of lots 365 & 366 and running thence with the Northerly side of
Cliffwood Court on a curve, the chord of which is N. 56-05 E. 62.20 feet to an iron pin,
the joint front corner of lots 366 & 367, thence with the common line of said lots
N. 9-25 W. 157.70 feet to iron pin, the joint rear corner of lots 366 & 367, thence
N. 89-47 W. 74.42 feet to an iron pin, the joint rear corner of lots 366 & 380, thence
S. 31-05 W. 136.88 feet to an iron pin, the joint rear corner of lots 365 & 366, thence
with the common line of said lots S. 58-25 E. 140 feet to an iron pin, the point of
the beginning.

-11-195-534, 1-12326

The foregoing conveyance is the same identical property conveyed unto grantor
herein by deed of M. GRAHAM PROFFITT, III, ELLIS L. DARBY, JR., AND JOHN COTHRAN
COMPANY, INC. dated May 4, 1979, recorded in the R.M.C. Office for Greenville County,
South Carolina, on May 30, 1979, in Deed Book 1103 at page 621.

The foregoing conveyance is subject to a 25' sanitary sewer easement across the
rear lot line and also subject to a 10' drainage easement along the side lot line, and
is made subject to Restrictions of record in the R.M.C. Office for Greenville County,
South Carolina, in Deed Book 1092 at page 609; and is further specifically made subject
to any and all recorded rights-of-way, easements, conditions, restrictions, and zoning
ordinances pertaining to the property herein conveyed, and in addition is subject to
any of the foregoing which may appear from an inspection of the premises.

Grantees agree to pay taxes on the subject property for the current year.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
197.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
MAY 30 1979
108.35

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 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 30th day of May 1979.

SIGNED, sealed and delivered in the presence of:

A Corporation M. G. PROFFITT, INC. (SEAL)
By:

William A. Lynch
James E. Musacchia, Jr.

M. Graham Proffitt
President
Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 30th day of May 1979

James E. Musacchia, Jr. (SEAL)

William A. Lynch

Notary Public for South Carolina.
My commission expires: 9/22/82

RECORDED this 30 day of MAY 30 1979 19 79, at 1:08 P. M., No. 35434

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