

TITLE TO REAL ESTATE—Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

105 Sugar Creek Road, Greer, S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
S. C.
11 50 AM '79
DANN
TANKERSLEY
P.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that We, M. GRAHAM PROFFITT, III ELLIS L. DARBY, JR.,
AND JOHN COTHRAN COMPANY, INC., A South Carolina Corporation-----

in consideration of Thirteen Thousand Five Hundred (\$13,500.00)----- Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

COTHRAN & DARBY BUILDERS, INC., its Successors and Assigns, Forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southerly side of Sugar Creek Lane near the city of Greenville, S. C. being known and designated as Lot No. 1 on Plat entitled "Map 7, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 7-C at page 15 and having, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Sugar Creek Lane, said pin being joint front corners Lots 1 and 2; and running thence with the southerly side of Sugar Creek Lane N. 38-06-47 E. 21.92 feet to an iron pin; thence continuing with the southerly side of Sugar Creek Lane N. 24-27-39 E. 111.25 feet to an iron pin, thence S 79-31-25 E 29.64 feet to an iron pin thence S. 36-50-34 E. 201.16 feet to an iron pin thence S 53-50-30 W. 95.12 feet to an iron pin the joint rear corner of Lots 1 and 2; thence with the common line of said lots N 51-53-13 W 168.48 feet to an iron pin the point of beginning.

The foregoing conveyance is specifically made subject to a 10 foot drainage easement shown on the recorded plat and any restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

This being a portion of the property conveyed unto the grantors herein by deed of The South Carolina National Bank, as Executor and Trustee under the Will of James P. Coleman, dated February 10, 1978, recorded February 13, 1978, in the R. M. C. Office for Greenville County, South Carolina in Deed Book 1073 at Page 553.

(11) 195-534.3-1-345 (note)

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(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators 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.

WITNESS the grantor's(s) hand(s) and seal(s) this 30th day of August, 1979.

SIGNED, sealed and delivered in the presence of:

Nancy Estes
Maye R. Johnson

John C. Cothran (SEAL) JOHN C. COTHRAN, PRESIDENT, COTHRAN & COMPANY, INC.
Ellis L. Darby, Jr. (SEAL)
M. Graham Proffitt III (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PGDATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) 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 30th day of August, 1979.

Maye R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

Nancy Estes

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
27.00

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, duress or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

30th day of August, 1979
Maye R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

Edada P. Proffitt
Lillian C. Darby

RECORDED AUG 31 1979
RECORDED this day of
at 11:50 A.M.

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
14.95
AUG 30 79
7781
7161