

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

201 Sugar Creek Lane, Greer, S.C. 29651
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
11 50 AM '79
TANKERSLEY
R.M.C.

VOL 1110 PAGE 545

KNOW ALL MEN BY THESE PRESENTS, that COTHREN & 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 Ninety-Five Thousand and
No/100ths (\$95,000.00)----- 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 GARY L. DIGBY and CAROL B. DIGBY, 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 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 R.M.C. 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.

(11) 195-534.3-1-345

THIS being the identical property conveyed unto the grantor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc., a South Carolina Corporation, dated August 30, 1979, recorded August 31, 1979 in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1110 at Page 544.



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 August 1979.

SIGNED, sealed and delivered in the presence of:

(SEAL)

Nancy Estes
Marge R. Johnson

A Corporation
By: John C. Balda
Vice 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 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 30th day of August 1979.
Marge R. Johnson (SEAL) Nancy Estes

Notary Public for South Carolina.
My commission expires: May 9, 1989

RECORDED this AUG 31 1979 at 11:50 A.M. 19, at M., No. 7164

534-3