

Grantees' Address: 106 Sugar Cane Court, Greer, S. C. 29651

RICHARDSON AND JOHNSON, P. A., Attorneys At Law, Greenville, S. C. 29602

687-1122-282

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE, S. C.
MARCH 15 10 25 AM '80
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AMBERSLEY

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 Twenty Thousand One Hundred and No/100 (\$20,100.00) Dollars, and assumption of mortgage set out below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Jack A. Miller and Carolyn O. Miller, Their Heirs and Assigns Forever:

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the easterly side of Sugarcane Court near the City of Greenville, being known and designated as Lot No. 26 on plat entitled "Map 7 Sugar Creek" as recorded in the RMC Office for Greenville County in Plat Book 7-C at Page 15, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the easterly side of Sugarcane Court, said pin being the joint front corner of Lots 26 and 27, and running thence with the common line of said lots, N. 84-22-45 E. 133.12 feet to an iron pin, the joint rear corner of Lots 26 and 27; thence N. 7-24-01 W. 98.63 feet to an iron pin in the joint rear corner of Lots 25 and 26; thence with the common line of said lots, S. 85-28-23 W. 130 feet to an iron pin on the easterly side of Sugarcane Court; thence with the easterly side of Sugarcane Court, S. 5-04-27 E. 8 feet to an iron pin; thence continuing with said Court, S. 5-37-15 E. 93.05 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Grantor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc. recorded November 15, 1979, in Deed Book 1115 at Page 672.

The Grantees herein specifically assume and agree to pay that certain mortgage given by M.G. Proffitt, Inc. to South Carolina Federal Savings and Loan Association in the original amount of \$74,900.00 recorded November 15, 1979, in Mortgage Book 1488 at Page 363, and having a present principal balance of \$74,900.00.

(11)-175-534.3-1-370

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above-described property.

DOCUMENTARY
STATE OF SOUTH CAROLINA

GREENVILLE COUNTY DOCUMENTARY TAX
22.55

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 of 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 15th day of March 1980

SIGNED, sealed and delivered in the presence of:
M. G. PROFFITT, Inc. (SEAL)
A Corporation
By: M. Graham Proffitt
President
Secretary

STATE OF SOUTH CAROLINA PROBATE
COUNTY OF GREENVILLE

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 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 15th day of March 1980
Notary Public for South Carolina. My commission expires: 4/15/80

RECORDED this MAR 17 1980 day of 19 at 10:39 A.M. No. 227-5343

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