

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

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
GREENVILLE, S. C.

12 26 PM '81  
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KNOW ALL MEN BY THESE PRESENTS, that We, JOHN COTHRAN COMPANY, INC., a South Carolina Corporation, H. GRAHAM PROFFITT, III, and ELIIS L. DARBY, JR.

in consideration of Fifteen Thousand and 00/100ths (\$15,000.00)----- Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantees, 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., Their 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 Sweetwater Road, near the City of Greenville, South Carolina being known and designated as Lot No. 495 on plat entitled "Map 2, Section 2, Sugar Creek", and having according to a plat entitled "Revision, Lot 495, Map 2, Section 2, Sugar Creek", as recorded in the R.M.C. Office for Greenville County in Plat Book 91 at page 14, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Sweetwater Road said pin being the joint front corner of Lots Nos. 494 and 495, running thence with the Southerly side of Sweetwater Road S. 62-22-24 E. 30.92 feet to an iron pin; thence continuing with the Sweetwater Road S. 60-19-22 E. 83.84 feet to an iron pin at the joint front corner of Lots Nos. 495 and 496; thence with the common line of said lots, S. 19-50-35 W. 131.93 feet to an iron pin at the joint corner of Lots Nos. 495, 496 and 497; thence with the common line of Lots Nos. 495 and 497 S. 47-21-07 W. 48.63 feet to an iron pin at the joint rear corner of Lots Nos. 495 and 492; thence with the common line of said lots, N. 51-24-03 W. 94.47 feet to an iron pin at the joint rear corner of Lots Nos. 494 and 495; thence with the common line of said lots N. 25-34-38 E. 162.97 feet to an iron pin, the point of beginning.

This being a portion of the property conveyed to Grantors herein by deed of Bankers Trust of South Carolina and Beatrice M. Collett, Co-trustees under the Will of Raymond Leonard Collett, dated March 1, 1978, recorded in Deed Book 1974, Page 790, in the R.M.C. Office for Greenville County, South Carolina.

This property is conveyed subject to all restrictions, setback lines, roadways, easements, and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described, and a 25 foot sanitary sewer easement across rear portion of lot; a 10 foot sanitary sewer easement as shown on said plat.

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 grantees, and the grantees' 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 grantees and the grantees' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 10th day of March, 1981.  
JOHN COTHRAN COMPANY, INC.  
H. GRAHAM PROFFITT, III  
ELIIS L. DARBY, JR.

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE }  
Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) seal and as the grantor(s)' act and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.  
SWORN to before me this 10th day of March, 1981.  
Notary Public for South Carolina  
My commission expires 3/28/82

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF GREENVILLE }  
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/they do(es) freely, voluntarily, and without any compulsion, fraud 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 in and to all and singular the premises within mentioned and released.  
GIVEN under my hand and seal this 10th day of March, 1981.  
Notary Public for South Carolina  
My commission expires 3/28/82

RECORDED 23 \_\_\_\_\_ in \_\_\_\_\_ 19 \_\_\_\_\_

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