

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

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

12 27 PM '81

1143-981

KNOW ALL MEN BY THESE PRESENTS, that JOHN COTHRAN COMPANY, INC., a South Carolina Corporation, M. GRAHAM PROFFITT, III, and ELLIS 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(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., 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 Northwesterly side of Creekside Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 425 on plat entitled "Map 3, Section 2, Sugar Creek", as recorded in the SMC Office for Greenville County in Plat Book 7X at page 2, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwesterly side of Creekside Road, said pin being at the joint front corner of Lots Nos. 424 and 425, and running thence with the common line of said lots, N. 58-55-19 W. 152.05 feet to an iron pin at the joint rear corner of Lots Nos. 424 and 425; thence S. 46-49 W. 71.76 feet to an iron pin at the joint rear corner of Lots Nos. 425 and 426; thence with the common line of said lots, S. 39-02 E. 159.81 feet to an iron pin on the Northwesterly side of Creekside Road; thence with the Northwesterly side of Creekside Road N. 50-54 E. 71.16 feet to an iron pin; thence continuing with said lot on a curve, the chord of which is N. 26-29-47 E. 53.84 feet to an iron pin, the point of beginning.

11(175) 534.64-25

This is a portion of the property conveyed unto the Grantors herein by deed of Myrtle T. Alewine, et al, dated November 1, 1972, recorded November 6, 1972, in Deed Book 959, at Page 614, and also by deed of John C. Cothran to John Cothran Company, Inc., dated and recorded May 1, 1973, in Deed Book 973 at Page 543.

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 5 foot drainage easement as shown on the above recorded 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 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)' hand(s) and seal(s) this 12th day of

SIGNED, sealed and delivered in the presence of

John T. Alewine
Myrtle T. Alewine

JOHN COTHRAN COMPANY, INC.
President
M. Graham Proffitt, III
Ellis L. Darby, Jr.

STATE OF SOUTH CAROLINA
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PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, 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 12th day of
Notary Public for South Carolina
My commission expires

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION

I, the undersigned Notary Public, do hereby testify into all solemn oaths that the undersigned wife, witness 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, 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 of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

Notary Public for South Carolina
My commission expires

MAR 10 1981

RECORDED

0.985

6328 RV.2