

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

STATE OF SOUTH CAROLINA } GRANTEES' MAILING ADDRESS: 102 Shady Creek Court
COUNTY OF GREENVILLE } Greer, South Carolina 29651

BOOK 1149 PAGE 962

KNOW ALL MEN BY THESE PRESENTS, that COTHRAN & 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 ONE HUNDRED FOURTEEN THOUSAND and No/100ths (\$114,000.00) 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 BRUCE M. LATTA and DORIS H. LATTA, 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 Westerly side of Shady Creek Court, near the City of Greenville, South Carolina, being known and designated as Lot No. 477 on plat entitled "Map 2, Section 2, Sugar Creek", as recorded in the RMC Office for Greenville County in Plat Book 7-X at Page 19, and having according to said plat, the following metes and bounds, to-wit:

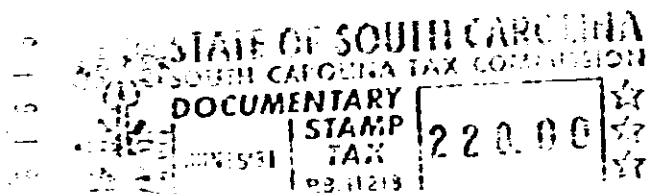
BEGINNING at an iron pin on the Westerly side of Shady Creek Court, said pin being the joint front corner of Lots Nos. 476 and 477, and running thence with the common line of said lots S. 72-30-15 W. 142.20 feet to an iron pin at the joint rear corner of Lots Nos. 476 and 477; thence S. 13-25-23 W. 58.41 feet to an iron pin at the joint rear corner of Lots Nos. 477 and 478; thence with the common line of said lots S. 78-29-51 E. 158.88 feet to an iron pin on the Westerly side of Shady Creek Court; thence with the Westerly side of Shady Creek Court on a curve, the chord of which is N. 2-50-25 W. 131.41 feet to an iron pin, point of beginning.

11(195) 534.6 -1-77

This is the identical property conveyed to the Grantor herein by deed of John Cothran Company, Inc., a South Carolina Corporation, M. Graham Proffitt, III, and Ellis L. Darby, Jr., dated March 10, 1981 and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1143 at Page 985.

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, as well as a 5-foot drainage easement as shown on the above plat.

The Grantees to pay 1981 Greenville County Taxes.



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 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)' 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 15th day of June, 1981.

SIGNED, sealed and delivered in the presence of:

Robert Johnson II
Robert Johnson II

COTHRAN & DARBY BUILDERS, INC.

A Corporation
By:

Vice President

John C. Cothran, Jr.

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 15th day of June, 1981.

Robert Johnson II (SEAL)

Notary Public for South Carolina
My commission expires: 11/19/90

RECORDED this 15th day of June, 1981, at 4:44 P.M., No. 34764

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