

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that We, JOHN COTHRAN COMPANY, INC., a South Carolina Corporation, H. GRAHAM PROFFITT, III, and ELLIS L. DARBY, JR.

in consideration of FIFTEEN THOUSAND and No/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., Its Successors and Assigns Forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the Southwesterly side of Shady Creek Court, near the City of Greenville, South Carolina, being known and designated as Lot No. 484 on Plat entitled "Map Two, Section Two, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina, 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 Southwesterly side of Shady Creek Court, said pin being the joint front corner of Lots Nos. 483 and 484, and running thence with the common line of said lots S. 48-53-38 W. 156.67 feet to an iron pin at the joint rear corner of Lots Nos. 483 and 484; thence S. 48-44-38 E. 221.95 feet to an iron pin at the joint rear corner of Lots Nos. 466 and 484; thence N. 46-29-19 E. 54.16 feet to an iron pin at the joint rear corner of Lots Nos. 484 and 485; thence with the common line of said lots N. 11-37-44 W. 200.08 feet to an iron pin on the Southwesterly side of Shady Creek Court; thence with the Southwesterly side of Shady Creek Court, on a curve the chord of which is N. 71-22-03 W. 50.39 feet to an iron pin, point of beginning.

This is a portion of the property conveyed to the 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 at Page 790, in the RMC Office for Greenville County, South Carolina and by deed of Lucile M. Cluge dated September 23, 1976 and recorded September 24, 1976 in the RMC Office for Greenville County, South Carolina, in Deed Book 1043 at Page 402.

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 as well as a 25-foot sewer easement across the rear portion of the lot and a 10-foot drainage easement across rear portion of lot.

(11) - 195 - 534.6 - 1 - 84 (NOTE)

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(s) do(es) hereby bind the grantor(s) and the grantor(s)'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)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 29th day of June 19 81
JOHN COTHRAN COMPANY, INC. (SEAL)
SIGNED, sealed and delivered in the presence of: President (SEAL)
H. Graham Proffitt, III (SEAL)
Ellis L. Darby, Jr. (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } FROBATE 30
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's (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 29th day of June 19 81.
Notary Public for South Carolina (SEAL)
My commission expires: 5/19/89

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } RENU.
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 does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'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 29th day of June 19 81
Notary Public for South Carolina (SEAL)
My commission expires: 5/19/89

RECORDED JUN 29 1981 at 11:46 A.M. 36931
STATE OF SOUTH CAROLINA DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP \$30.00
GREENVILLE COUNTY DOCUMENTARY TAX \$16.50

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