

105 Sugar Creek
Order 32851

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
OCT 5 10 05 AM '81
R.M.C. BANKERSLEY

1156-510

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

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

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(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 M. G. Proffitt, Inc., its successors and assigns:

ALL that certain piece, parcel or lot of land, with buildings and improvements thereon, lying and being on the Northerly side of Creekside Court, near the City of Greenville, South Carolina being known and designated as Lot 431 on plat entitled Map Three, Section Two, Sugar Creek as recorded in the R.M.C. Office for Greenville County, South Carolina 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 Northerly side of Creekside Court, said pin being the joint front corner of Lots 430 and 431 and running thence with the common line of said lots N. 19-57 E. 157.32 feet to an iron pin at the joint rear corner of Lots 430 and 431; thence N. 72-02 W. 138.36 feet to an iron pin at the joint rear corner of Lots 431 and 432; thence S. 0-15-24 W. 164.97 feet to an iron pin on the Northerly side of Creekside Court; thence with the Northerly side of Creekside Court S. 79-50-28 E. 17.20 feet to an iron pin; thence continuing with said Court S. 69-56 E. 65.73 feet to an iron pin, the point of beginning.

11(195) 534.6-1-31

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 1074 at Page 790, in the R.M.C. Office for Greenville County, South Carolina, and by Deed of Myrtle T. Alewine, et al, dated November 1, 1972 and recorded in Deed Book 959 at Page 614 and 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.

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 5 day of October, JOHN COTHIRAN COMPANY, INC.

SIGNED, sealed and delivered in the presence of:

Deborah D. Patrick (SEAL)
M. Graham Proffitt III (SEAL)
Ellis L. Darby, Jr. (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

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 5 day of October 1981

Notary Public for South Carolina
My commission expires: 5/9/89

Deborah D. Patrick

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY STAMP TAX
OCT 30 1981 \$ 30.00

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

5 day of October 1981
Notary Public for South Carolina
My commission expires 5/9/89

Lillian C. ...

RECORDED OCT 9 1981 day of
at 10:05 A.M. 9005

GREENVILLE COUNTY

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
OCT 9 1981 \$ 16.50

510

4328 RV-2