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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 Fifteen Thousand & 00/100 ($115,000.00)--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 Dale G. Warnke and Susan J. Warnke, their heirs and assigns, forever:
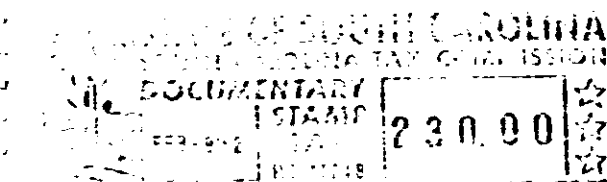
ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of Sweetwater Court, near the City of Greenville, South Carolina, being known and designated as Lot No. 443 on plat entitled, "Map Three, Section Two, Sugar Creek" as recorded 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 southeasterly side of Sweetwater Court, said pin being the joint front corner of Lots 442 and 443 and running thence with the common line of said lots S. 74-06-46 E. 150 feet to an iron pin at joint rear corner of Lots 442 and 443; thence N. 15-53-14 E. 100 feet to an iron pin at the joint rear corner of Lots 443 and 444; thence with the common line of said lots N. 74-06-46 W. 130.20 feet to an iron pin on the southerly side of Sweetwater Court; thence with the southerly side of Sweetwater Court on a curve, the chord of which is S. 40-08-36 W. 43.20 feet to an iron pin; thence continuing with the southerly side of Sweetwater Court S. 15-53-14 W. 56.06 feet to an iron pin, the point of beginning. // (195) 534.6 -1-43

This is the same property conveyed to Grantors herein by Deed of John Cothran Company, Inc., M. Graham Proffitt, III and Ellis L. Darby, Jr., dated February 5, 1982 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1162 at Page 191.

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 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(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 8 day of February 1982.

SIGNED, sealed and delivered in the presence of:

COTHRAN & DARBY BUILDERS, INC. (SEAL)
A Corporation
By: _____
Vice President

_____
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 8 day of February 1982

_____(SEAL)

Notary Public for South Carolina.
My commission expires: _____

RECORDED this FEB 9 1982 _____ 19____, at ____11:29 ____ M. No. _____