

TITLE TO REAL ESTATE—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 We, JOHN COHRAN COMPANY, INC., a South Carolina Corporation, M. GRAHAM PROFFITT, III and ELLIS L. DARBY, JR.

in consideration of Seventeen Thousand and no/100 (\$17,000.00)----- 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 Cothran & Darby Builders, Inc., its successors 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 Ladyslipper Lane, near the City of Greenville, South Carolina, being known and designated as Lot No. 569 on plat entitled "Map Four, Section Two, Sugar Creek" as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8P, at page 62, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the westerly side of Ladyslipper Lane, said pin being the joint front corner of Lots Nos. 568 and 569, and running thence with the westerly side of Ladyslipper Lane S. 5-15-28 W. 37.36 feet to an iron pin; thence continuing with the westerly side of Ladyslipper Lane on a curve, the chord of which is S. 39-05-23 W. 51.91 feet to an iron pin; thence continuing with Ladyslipper Lane on a curve, the chord of which is S. 46-50-56 W. 39.9 feet to an iron pin at the joint front corner of Lots 569 and 570; thence with the common line of said lots N. 66-40 W. 212.15 feet to the joint rear corner of Lots 569 and 570; thence with the common line of Lots Nos. 569 and 559, N. 9-24-08 W. 33.21 feet to an iron pin at the joint rear corner of Lots 568 and 569; thence with the common line of said lots S. 87-17-58 E. 254.92 feet to an iron pin, the point of beginning.

This is a portion of the property conveyed to the Grantors herein by Deed of T. Frank Carr dated September 26, 1980 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1134, at page 344 on September 26, 1980.

11(195) 538.17-1-61 (NOTE)

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 specifically to a twenty-five feet sanitary sewer easement across the rear of the lot.

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 12th day of August, 1982.

SIGNED, sealed and delivered in the presence of:

Judy S. Payne
Mary R. Johnson

JOHN COHRAN COMPANY, INC. (SEAL)
By: [Signature] (SEAL)
M. Graham Proffitt, III (SEAL)
Ellis L. Darby, Jr. (SEAL)

STATE OF SOUTH CAROLINA
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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 12th day of August, 1982.

Mary R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

Judy S. Payne

STATE OF SOUTH CAROLINA
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RENUNCIATIO

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 12th day of August, 1982.
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

[Signature]
[Signature]

RECORDED this AUG 13 1982 at 12:57 P.M. 19

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