

105 Sugar Creek Road
Greer, S. C. 29651

VOL 1172-115

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

in consideration of Fifteen Thousand and no/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, forever,

All that piece, parcel or lot of land with the buildings and improvements thereon lying and being on the northwesterly side of Sweetwater Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 459 on a plat entitled "Map Two, Section Two, Sugar Creek" as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7X, at page 19, and having, according to a more recent survey entitled Revision of Lot No. 459, Sugar Creek, Map 2, Sec. 2, dated March 30, 1981, prepared by C. O. Riddle, Engineer, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8R, at page 71, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Sweetwater Road, said pin being the joint front corner of Lots 458 and 459, and running thence with the common line of said lots N. 65-36-23 W. 183.01 feet to an iron pin at the joint rear corner of Lots 458 and 459; thence with the common line of Lot 459 and property now or formerly owned by Ethel Austin Moore S. 65-18-17 W. 141.90 feet to an iron pin; thence S. 14-32-04 E. 30.43 feet to an iron pin at the joint rear corner of Lots 459 and 460; thence with the common line of said lots S. 74-11-12 E. 263.19 feet to an iron pin on the northwesterly side of Sweetwater Road; thence with the northwesterly side of Sweetwater Road N. 20-06-13 E. 48.05 feet to an iron pin; thence continuing with said road N. 24-23-37 E. 43.79 feet to an iron pin, the point of beginning.

11(195) 534.6-1-59 (NOTE)

This is a portion of the identical property conveyed to the Grantors herein by deed of Lucile M. Kluge, dated September 23, 1976, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1043, at page 402, on September 24, 1976.

(Continued on Reverse side)

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 16th day of August 1982
JOHN COTHRAN COMPANY, INC.
SIGNED, sealed and delivered in the presence of:
By: [Signature] (SEAL)
President
M. Graham Proffitt, III (SEAL)
M. Graham Proffitt, III
Ellis L. Darby, Jr. (SEAL)
Ellis L. Darby, Jr.

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 16th day of August 1982
Mayer R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89
Judy S. Payne

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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
16th day of August 1982.
Mayer R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89
Sheda S. Proffitt
Jillian C. [Signature]

RECORDED this _____ day of _____ 19____, at _____ M., No. _____

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