

Grantee's Address: Post Office Box 756, Greer, S. C. 29651

1108 11 30

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

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
GREENVILLE
OCT 7 4 33 PM '83
DONNIE SLEY

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 Thirteen Thousand Eight Hundred and No/100 (\$13,800.00) ----- 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

Foxfire Properties, 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 southeasterly side of Cliffwood Court near the City of Greenville, South Carolina, being known and designated as Lot No. 358 on a plat entitled "Map 6, Sugar Creek" as recorded in the RMC Office for Greenville County, South Carolina in Plat Book 6-II, at Page 63 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Cliffwood Court said pin being the joint front corner of Lots 357 and 358 and running thence with the common line of said lots S. 53-55 E. 140 feet to an iron pin the joint rear corner of Lots 357 and 358; thence S. 36-05 W. 100 feet to an iron pin the joint rear corner of Lots 358 and 359; thence with the common line of said lots N. 53-55 W. 140 feet to an iron pin on the southeasterly side of Cliffwood Court; thence with the southeasterly side of Cliffwood Court N. 36-05 E. 100 feet to an iron pin the point of beginning.

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 particularly to a 10 foot drainage easement along side lot line and a 25 foot sanitary sewer easement along rear lot line.

11(195) 534.3-1-318

This is the same property conveyed to the grantors herein by deed of Thena Mae Bishop Hipp dated April 30, 1973 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 973, at Page 558 on May 1, 1973.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
STAMP TAX \$20.00

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ OCT-7-83 PA 15.40

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 6th day of October 19 83

SIGNED, sealed and delivered in the presence of:

Beverly B. Edwards
Mary R. [Signature]

JOHN COTHRAN COMPANY, INC. (SEAL)
President
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 6th day of October 19 83
Mary R. [Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89
Beverly B. Edwards

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
6th day of October 19 83
Mary R. [Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89
Roda P. Proffitt

RECORDED this day of OCT 7 1983 19 at 4:38 P. M., No. 1165

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