

1415 10/31/19
Greenville S.C. 29615
TITLE TO REAL ESTATE—Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 1225 PAGE 369

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 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 grantees, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

FOXPIRE PROPERTIES, INC., ITS SUCCESSORS AND ASSIGNS:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the eastern side of Ladyslipper Lane, near the City of Greenville, South Carolina, being known and designated as Lot 579 on plat entitled "Map 4, Section 2, Sugar Creek" as recorded in the REC Office for Greenville County in Plat Book 8-P, Page 62, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Ladyslipper Lane at the joint front corner of Lots 579 and 580 and running thence with the common line of said Lots N. 16-00 E., 150.0 feet to an iron pin, joint rear corner of Lots 579 and 580; thence turning and running S. 29-00 E., 81.3 feet to an iron pin, joint rear corner of Lots 579 and 578; thence turning and running with the common line of said Lots S. 61-40-21 W., 150.04 feet to an iron pin, joint front corner of Lots 579 and 578 on the eastern side of Ladyslipper Lane; thence turning and running with the eastern side of Ladyslipper Lane, N. 20-39-46 W., 5.5 feet to an iron pin; thence continuing with the eastern side of Ladyslipper Lane N. 27-00 W., 74.11 feet to an iron pin, the point of beginning.

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This is a portion of the identical property conveyed unto the Grantors by deed of Sarah G. Mills dated August 10, 1961, and recorded in the REC Office for Greenville County, South Carolina, in Deed Book 1151, Page 293, on August 10, 1961.

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 31 day of October

SIGNED, sealed and delivered in the presence of:

Mary R. Johnson
Madeline Guade

JOHN COTHRAN COMPANY, INC. (SEAL)
President (SEAL)
ELLIS L. DARBY, JR. (SEAL)
M. Graham Proffitt, III (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 31 day of October 19 61

Mary R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires 12/31/61

Madeline Guade

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 grantor(s) and the grantor(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

31 day of October 19 61
Mary R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires 12/31/61

Madeline Guade

RECORDED this 31 day of October 19 61 M. S. No. _____

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