No. 12263

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEES' MAILING ADDRESS:
1315 Haywood Road
Greenville, SC 29615

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 TEN THOUSAND AND NO/100----------($10,000.00)------ 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

FOXFIRE 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 northwesterly side of Grey Stone Court, near the City of Greenville, South Carolina, being known and designated as Lot 199 on plat entitled "Map 2, Section 1, Sugar Creek" as recorded in the RMC Office for Greenville County in Plat Book 6-P, Page 62, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Grey Stone Court, said pin being the joint front corner of Lots 198 and 199, and running thence with the northwesterly side of Grey Stone Court on a curve, the chord of which is S. 73-44-19 W., 35.36 feet to an iron pin; thence continuing with said curve, the chord of which is S. 42-52-37 W., 78.33 feet to an iron pin, joint corner of Lots 199 and Tract A; thence with the common line of Lot 199 and Tract A, N. 31-19-41 W., 154.11 feet to an iron pin joint rear corner of Lots 199 and 186; thence with the common line of said Lots, N. 55-50-46 E., 94.45 feet to an iron pin, joint rear corner of Lots 198 and 199; thence with the common line of said Lots S. 37-14-14 E., 147.42 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 25' sanitary sewer easement as shown the recorded plat.

For deed into the grantors see deeds recorded in the RMC Office for Greenville County in Deed Book 973, Page 546, Deed Book 973, Page 549 and Deed Book 973, Page 753.

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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(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 1[illegible] day of November

JOHN COTHRAN COMPANY, INC.

SIGNED, sealed and delivered in the presence of

Mayne P. Thomas

Caroline Wood

By: [signature] (SEAL)
President

[signature] (SEAL)
Ellis L. Darby, Jr.

[signature] (SEAL)
M. Graham Proffitt, III

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (she) saw the within named grantor(s) sign, seal and as the grantor's (s) act and deed, deliver the within written deed and that (she), with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 1[illegible] day of November 19[illegible]

Mayne P. Thomas (SEAL)

Caroline Wood

Notary Public for South Carolina
My commission expires [illegible]

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

day of November 19[illegible]

Mayne P. Thomas (SEAL)

Thada R. Proffitt

Notary Public for South Carolina
My commission expires [illegible]

RECORDED this [illegible] day of [illegible] 19[illegible] at [illegible] o'clock [illegible] M., No. [illegible]