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HORTON, DRAWDY, DILLARD, MARCHEBANKS, CHAPMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that ALVIN H. COCHRAN, GLADYS COCHRAN, individually and as Executrix of the Estate of R. D. Cochran, deceased, and TOMMIE F. COCHRAN

in consideration of Seventeen Thousand One Hundred and No/100---- (\$17,100.00) Dollars the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto DEMPSEY REAL ESTATE CO., INC., its successors and assigns forever:

ALL that piece, parcel or tract of land containing 8.05 acres, more or less, on the Northern side of Maxcy Avenue and the Southern side of Cochran Drive, West of the intersection of said streets with White Horse Road in Greenville County, South Carolina, being shown and designated as property of Dempsey Real Estate Co. on a plat made by Enwright Associates, Engineers, dated May 3, 1971, and recorded in the RMC Office for Greenville County, S. C., in Plat Book 4J, page 45, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin in the center line of Cochran Drive at the corner of Lot No. 15E, Cochran Heights, as shown on a plat recorded in Plat Book UU, page 37, and running thence along the line of said lot, S. 29-05 E., 155.8 feet to an iron pin; thence along the rear line of Lots Nos. 34, 35 and a 15 and 30 foot strip, a part of Cochran Heights, shown on said plat, S. 59-59 W., 225.5 feet to an iron pin; thence along the line of Lot No. 35, S. 29-05 E., 147.5 feet to a point in the center line of Maxcy Avenue; thence with the center of Maxcy Avenue, the following courses and distances: S. 59-52 W., 259.6 feet to a point; thence S. 56-49 W., 374.2 feet to a point; thence S. 61-29 W., 75 feet to a point; S. 65-15 W., 234.6 feet to a point; S. 67-45 W., 343.1 feet to a point; and S. 65-45 W., 81.8 feet to a point; thence along the line of property sold to Edward H. Hembree in Deed Book 629, page 54, N. 27-53 W., 231.7 feet to a point in the center line of Cochran Drive; thence with the center line of Cochran Drive, the following courses and distances, to wit: N. 60-49 E., 334.9 feet to a point; N. 59-02 E., 462.0 feet to a point; N. 59-45 E., 137.6 feet to a point; N. 59-12 E., 313.2 feet to a point; and N. 58-49 E., 337.3 feet to the point of beginning.

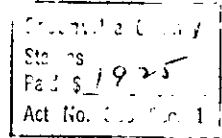
The above described property is a portion of the same conveyed to Mrs. N. C. Cochran by deed of Elizabeth Benson recorded in the RMC Office for Greenville County, S. C., in Deed Book TTT, page 186; Mrs. N. C. Cochran died on June 17, 1947, leaving as her sole heirs at law, her children, Alvin H. Cochran, R. D. Cochran, and J. M. Cochran, as will appear by reference to the records of the Probate Court contained in Apt. 549, File 28. J. M. Cochran died on December 8, 1968, devising his interest in the above described property to his wife, Tommie F. Cochran, as will appear by reference to Apt. 1064, File 11, of the records of the Probate Court for Greenville County, S. C. R. D. Cochran died testate on July 30, 1970, devising his entire interest in the above described property to his wife, Gladys Cochran, as will appear by reference to Apt. 1143, File 15, of the records of the Probate Court for Greenville County, S. C.

The above described property is hereby conveyed subject to the rights of way of Cochran Drive and Maxcy Avenue and to a 68-foot easement crossing said property owned by Duke Power Company as shown on the above mentioned recorded plat.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.



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