

TITLE TO REAL ESTATE BY A CORPORATION
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RECORDED
GREENVILLE CO. S. C.
JUL 6 4 57 PM '71
OLLIE FARNSWORTH
R. M. C.

VOL 919 PAGE 442

KNOW ALL MEN BY THESE PRESENTS, that COTHRAN & DARBY BUILDERS, INC.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of Sixteen Thousand One Hundred Forty-Four and 09/100ths Dollars, plus assumption of mortgage described hereinafter, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Donald Anderson and Amy E. Anderson, their heirs and assigns,

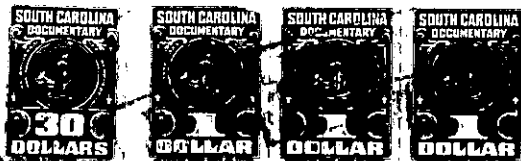
ALL that certain piece, parcel or lot of land, with building and improvements thereon, situate, lying and being on the southerly side of Red Fox Trail, near the City of Greenville, South Carolina, being known and designated as Lot 120 on plat entitled "Foxcroft, Section 1", recorded in the Office of the R.M.C. for Greenville County in Plat Book 4F, at Pages 2, 3, and 4, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the southerly side of Red Fox Trail, said pin being the joint front corner of Lots 120 and 121, and running thence with the common line of said lot, S. 3-49 E. 168.9 feet to an iron pin, joint rear corner of Lots 120 and 121; thence S. 81-50 E. 33.9 feet to an iron pin; thence continuing S. 82-48 E. 66.3 feet to an iron pin, joint rear corner of Lots 119 and 120; thence with the common line of said lots N. 9-4 E. 185.8 feet to an iron pin on the southerly side of Red Fox Trail; thence with the southerly side of Red Fox Trail, N. 87-49 W. 72 feet to an iron pin; thence continuing with Red Fox Trail, N. 86-11 W. 68.2 feet to an iron pin, the point of beginning.

This is the same property conveyed to Grantor by deeds recorded in the Office of the R.M.C. for Greenville County in Deed Books 909, at Page 97, and 869, at Page 25.

This conveyance is subject to a 20-foot drainage easement, a 25-foot sewer right-of-way as shown on said plat, and to all restrictions, setback lines, rights-of-way, easements and roadways of public record affecting the property.

As part of the consideration for the foregoing conveyance, the Grantees assume and agree to pay that certain mortgage to Security Federal Savings & Loan Association recorded in the Office of the R.M.C. for Greenville County in Real Estate Mortgage Book 1181, at Page 268, having a balance of \$36,500.00.



18.15

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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 6th day of July 19 71.

SIGNED, sealed and delivered in the presence of:

COTHRAN & DARBY BUILDERS, INC. (SEAL)

A Corporation

By:

William T. Carpenter
Donald Anderson

Ellie T. Darby Jr.
President
John C. [Signature]
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 July 19 71.

William T. Carpenter (SEAL)
Notary Public for South Carolina.

My Commission Expires: 10-19-80

RECORDED this 6th day of July 19 71 at 4:57 P.M. No. 1115

200-540.7-1-120