

FILED GREENVILLE CO. S. C.

TITLE TO REAL ESTATE-Prepared by KENNEDICK, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, County of GREENVILLE

JUL 12 4 04 PM '73 DOHHIE S. TANKERSLEY R.M.C.

KNOW ALL MEN BY THESE PRESENTS That Cothran & Darby Builders, Inc. and M. G. Proffitt, Inc. a corporation chartered under the laws of the State of South Carolina and having their principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Eight Thousand Five Hundred Two and 50/100 (\$8,502.50) dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto H. J. Martin and Joe O. Charping, their heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being at the easterly intersection of Queen Ann Road and Red Fox Trail, near the City of Greenville, S. C., being known and designated as Lot No. 16 on plat entitled "Final Plat Revised, Map # 2, Foxcroft, Section II" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4N, pages 36 and 37 and having, according to said plat, the following metes and bounds, to-wit:

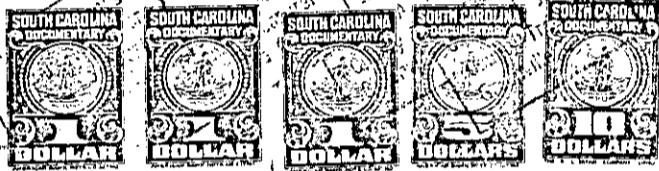
BEGINNING at an iron pin on the easterly side of Red Fox Trail, said pin being the joint front corner of Lots 15 and 16 and running thence with the easterly side of Red Fox Trail N 16-22 W 111.8 feet to an iron pin; thence N 25-24 E 37.5 feet to an iron pin on the southeasterly side of Queen Ann Road; thence with the southeasterly side of Queen Ann Road N 70-13 E 62.9 feet; thence continuing with said Road N 74-44 E 62.1 feet to an iron pin, the joint corner of Lots 1 and 16; thence S 16-22 E 142.5 feet to an iron pin, the joint rear corner of Lots 15 and 16; thence S 73-38 W 150 feet to an iron pin, the point of beginning.

For deed into grantors see Deed Book 920, page 526.

-200-540.9-1-16

This conveyance is subject to a 25 foot sewer easement across rear lot line and to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

GRANTEES TO PAY 1973 TAXES.



Greenville County Stamps Paid \$ 9.90 Act No. 380 Sec. 1

Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining. To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named, their heirs and assigns forever. And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and their heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof. In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, Ellis L. Darby, Jr., President of Cothran & Darby Builders, Inc and M. Graham Proffitt, III, President of M. G. Proffitt, Inc. on this the 12th day of July in the year of our Lord one thousand, nine hundred and seventy-three.

Signed, sealed and delivered in the presence of: Anita C. Yates Mary E. Johnson

COTHRAN & DARBY BUILDERS, INC. (L.S.) By: Ellis L. Darby Jr. President M. G. PROFFITT, INC. By: M. Graham Proffitt III President

STATE OF SOUTH CAROLINA, County of

PERSONALLY appeared before me the undersigned witness and made oath that (s)he saw Ellis L. Darby, Jr. as President of Cothran & Darby Builders, Inc. and M. Graham Proffitt, III, as President of M. G. Proffitt, Inc. their corporation chartered under the laws of the State of South Carolina sign, seal with its/corporate seal and as the act and deed of said corporation deliver the within written deed, and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 12th day of July A. D., 19 73 Notary Public for South Carolina. My commission expires November 19, 1979.

Anita C. Yates

Deed Recorded July 12th, 1973 at 4:04 P. M. #1174