

TITLE TO REAL ESTATE—Offices of Haynsworth, Perry, Bryan, Marion & Johnstone, Attorneys at Law, Greenville, S. C.
3 Sugar Creek Road, Greer, S. C. GREENVILLE CO. S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 12 11 13 AM '79

VOL 1095 PAGE 270

DONNIE S. TANKERSLEY

KNOW ALL MEN BY THESE PRESENTS, that M. GRAHAM PROFFITT, III, ELLIS L. DARBY, JR. AND

JOHN COTHRAN COMPANY, INC., a South Carolina Corporation

in consideration of Twelve Thousand and no/100ths (\$12,000.00)-----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

COTHRAN & DARBY BUILDERS, INC., its Successors and Assigns Forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the Southeasterly side of Sugar Creek Road, near the City of Greenville, S. C., and being known and designated as Lot No. 60 on plat entitled "Map No. 5, Sugar Creek" as recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book 6-H, page 2 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeasterly side of Sugar Creek Road said pin being the joint front corner of Lot Nos. 60 and 61 and running thence with the common line of said lots S. 57-26 E. 183.55 feet to an iron pin the joint rear corner of Lot Nos. 60 and 61; thence S. 22-41-05 W. 53.86 feet to an iron pin; thence S. 52-38 W. 128.38 feet to an iron pin on the Northeasterly side of Sugar Creek Court; thence with the Northeasterly side of Sugar Creek Court N. 37-22 W. 19.23 feet to an iron pin; thence continuing with said court N. 44-20-16 W. 108.61 feet to an iron pin at the Easterly intersection of Sugar Creek Court and Sugar Creek Road; thence with said intersection N. 9-39 W. 37.05 feet to an iron pin on the Southeasterly side of Sugar Creek Road; thence with the Southeasterly side of Sugar Creek Road N. 32-34 E. 115 feet to an iron pin the point of beginning.

This conveyance is subject to a 30 foot sewer easement across the rear lot line and is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

This is the identical property conveyed to the grantors herein by deed of Thena Mae Bishop Hips, et al, dated April 30, 1973 and recorded May 1, 1973 in Deed Book 973 at page 558.

-195-534.3-1-310 (Notes)

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 12th day of January, 1979.

SIGNED, sealed and delivered in the presence of:

Katherine H. Hughes (SEAL)
Mary R. Johnson (SEAL)
John Cochran President John Cochran Company (SEAL)
Ellis L. Darby, Jr. (SEAL)
M. Graham Proffitt, III JOHN COTHRAN COMPANY, INC. (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 12th day of January, 1979.

Mary R. Johnson (SEAL)
Notary Public for South Carolina
My Commission expires: 11/19/79

Katherine H. Hughes
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP TAX
24.00

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

12th day of January, 1979
Mary R. Johnson (SEAL)
Notary Public for South Carolina
My Commission expires: 11/19/79

Alford B. Proffitt
Lillian C. Darby

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
08.80

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
04.40

RECORDED JAN 12 1979 at 11:13 A.M.

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