

APR 17 3 44 PM '72

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

STATE OF SOUTH CAROLINA, } OLLIE FARNSWORTH  
County of GREENVILLE } R. M. C.

KNOW ALL MEN BY THESE PRESENTS That Cothran & Darby Builders, Inc. and M. G. Proffitt, Inc. their corporations chartered under the laws of the State of South Carolina and having their principal places of business at Greenville in the State of South Carolina for and in consideration of the sum of Eighteen Thousand Five Hundred and No/100 (\$18,500.00) 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 Foxcroft Recreational Center, Inc., its successors and assigns forever:

All that certain piece, parcel or tract of land with the buildings and improvements thereon, lying and being on the westerly side of Foxcroft Road, the southwesterly side of Devenger Road and the northerly side of Queen Ann Road and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the westerly corner of the intersection of Queen Ann Road and Foxcroft Road and running thence N 34-52 E 31.3 feet to an iron pin on the westerly side of Foxcroft Road; thence along said Road N 16-22 W 326.7 feet to an iron pin; thence continuing with said Road N 42-26 W 45 feet to an iron pin at the intersection of Foxcroft Road and Devenger Road; thence along Devenger Road N 62-59 W 50 feet to an iron pin; thence continuing with Devenger Road N 61-40 W 50 feet to an iron pin; thence continuing with Devenger Road N 59-18 W 153.4 feet to an iron pin, corner of Lot 55 as shown on Foxcroft, Sec. II recorded in the RMC Office in Plat Book 4N, pages 36 and 37; thence along the rear line of Lots 55 S 30-42 W 175 feet to an iron pin, joint rear corner of Lots 54 and 55; thence along the rear line of Lot 54 S 41-51 W 154.6 feet to an iron pin, joint rear corner of Lots 53 and 54; thence along the rear line of Lot 53 S 41-51 W 113 feet to an iron pin, joint rear corner of Lots 52 and 53; thence along the rear line of Lot 52 S 34-53 W 100 feet to an iron pin, joint rear corner of Lots 49, 51 and 52; thence along the rear line of Lot 49 N 89-29 E 30 feet to an iron pin, joint rear corner of Lots 48 and 49; thence along the rear line of Lot 48 N 89-29 E 52 feet to an iron pin, joint rear corner of Lots 47 and 48; thence along the rear line of Lot 47 N 89-29 E 116.6 feet to an iron pin, joint rear corner of Lots 46 and 47; thence along the rear line of Lot 46 N 89-29 E 151.4 feet to an iron pin; thence along the side lot line of Lot 46 S 23-53 E 137.9 feet to an iron pin on the northerly side of Queen Ann Road; thence along said Road the following courses and distances: N 70-27 E 65 feet to an iron pin; thence N 74-55 E 65 feet to an iron pin; thence N 79-23 E 65 feet; thence N 83-03 E 56.6 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the aboves described property. For deed into grantors, see Deed Book 920, page 526.

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, its successors, 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 its successors, 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. in the year of our Lord one thousand, nine hundred and on this the 11th day of April, 1972.

Signed, sealed and delivered in the presence of:

*Amata C. Yates*  
*Shirley B. ...*

*Ellis L. Darby, Jr.* (L.S.)  
By M. G. PROFFITT, INC.  
and *M. Graham Proffitt III* President

STATE OF SOUTH CAROLINA,  
County of GREENVILLE

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

SWORN to before me this 11th day of April, 1972. A. D., 1972. *Shirley B. ...* (L.S.)  
Notary Public for South Carolina.  
My commission expires November 19, 1979.

*Amata C. Yates*  
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