

State of South Carolina,

County of GREENVILLE

SEP 3 2 11 PM '76
DONNIE S. TANKERSLEY
R.M.C.

VOL 1042 PAGE 412

1042

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 its principal place of business at Greer

in the State of South Carolina

for and in consideration of the

sum of SEVENTY-THREE THOUSAND NINE HUNDRED FIFTY AND NO/100ths (\$73,950.00)-----

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 Bane H. Tyler and Mary O. Tyler, their heirs and assigns forever.

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on the northwesterly side of Stone Ridge Court, near the City of Greenville, being known and designated as Lot No. 207 according to plat entitled "Map No. 2, Section I, Sugar Creek" as recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4R at page 85 and according to said plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Stone Ridge Court at the joint front corner of Lots Nos. 206 and 207 and running thence with the line of lot No. 206 N. 36-54-34 W. 125.97 feet to an iron pin in the rear line of Lot No. 204; thence with the rear lines of lots Nos. 204 and 203 S. 53-26-00 W. 185 feet to an iron pin; thence S 37-30-00 E. 79.10 feet to an iron pin; thence with the line of Lot No. 208 N. 81-02-00 E. 158.35 feet to an iron pin on the northwestern side of Stone Ridge Court; thence with the curve of Stone Ridge Court, the chord of which is N. 22-03-43 E. 51.55 feet to an iron pin, the point of beginning.

The within conveyance is subject to all restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, affecting the above described property.

This is the identical property conveyed to the Grantors herein by Deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc., a South Carolina corporation dated September 2, 1976 and recorded in the R.M.C. Office for Greenville County in Deed Book 1042 at page 410 on the 3rd day of September, 1976.

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