

3 June 1979

TITLE TO REAL ESTATE-Prepared by Keogh, Simpson & Johnson & Belcher, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.
DEC 30 4 25 PM '78
DONNIE S. TANKERSLEY
M.R.P.C.

VOL 1048 PAGE 878

KNOW ALL MEN BY THESE PRESENTS, that James H. Proffitt, III, Ellis L. Darby, Jr.
and John Cothran Company, Inc., a South Carolina corporation

in consideration of Nine Thousand Five Hundred and No/100 (\$9,500.00) Dollars,

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 at the southerly intersection of Sugar Creek Lane and Silver Creek Road, near the City of Greenville, S. C., being known and designated as Lot No. 248 on plat entitled "Map No. 4, Section 1, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 5D, page 72 and having, according to said plat, the following metes and bounds, to-wit:

- 195 - 534.3 - 1 - 240 NOTED

BEGINNING at an iron pin on the southeasterly side of Sugar Creek Lane, said pin being the joint front corner of Lots 248 and 247 and running thence with the common line of said lots S 52-10-00 E 155.00 feet to an iron pin, the joint rear corner of Lots 248 and 247; thence with the side lot line of Lots 248 and 347 N 37-50 E 194.22 feet to an iron pin on the southwesterly side of Silver Creek Road; thence with the southwesterly side of Silver Creek Road N 56-38-57 W 130.40 feet to an iron pin at the southerly intersection of Silver Creek Road and Sugar Creek Lane; thence with said intersection S 81-24-32 W 36.27 feet to an iron pin on the southeasterly side of Sugar Creek Lane; thence with the southeasterly side of Sugar Creek Lane S 37-50-00 W 157.75 feet to an iron pin, the point of beginning.

This conveyance is subject to a 10 foot drainage easement along side lot line and to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

500000
76
702

This is a portion of the property conveyed to the grantor herein by deed of Myrtle T. Alewine, et al, dated November 1, 1972, and recorded November 6, 1972 in Deed Book 959, page 614 and also by deed of John C. Cothran to John Cothran Company, Inc. dated and recorded May 1, 1973, in Deed Book 973, page 543 together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident of 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 30th day of December, 1976.

SIGNED, sealed and delivered in the presence of:
Myrtle C. Yates (SEAL)
Maye R. Johnson Jr. (SEAL)
John Cothran Company, Inc. (SEAL)
By: James H. Proffitt III (SEAL)
President

2500
MA

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of December 19 76
Maye R. Johnson Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 11/19/79
Myrtle C. Yates

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER

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 30th day of December, 1976.
Maye R. Johnson Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 11/19/79
Lillian C. Darby

RECORDED this _____ day of _____, 19____, at _____ M., No. _____
(CONTINUE TO NEXT PAGE)

0 8 7 8

4328 RV-23