

105 Sugar Creek Rd. Greenville, S.C.
TITLE TO REAL ESTATE—Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE COUNTY
FILED
30
105TH 81
E.S. TANKERSLEY
R.H.C.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX
JUL 30 81
\$ 30.00

BOOK 1152 PAGE 660

KNOW ALL MEN BY THESE PRESENTS, that we, JOHN COTHRAN COMPANY, INC., a South Carolina Corporation, M. GRAHAM PROFFITT, III, and ELLIS L. DARBY, JR.

in consideration of FIFTEEN THOUSAND and No/100ths (\$15,000.00) ----- 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, situate, lying and being on the Northwesterly side of Sweetwater Court, near the city of Greenville, South Carolina, being known and designated as Lot No. 448 on plat entitled "Map 3, Section 2, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7-X, at Page 2, and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the Northwesterly side of Sweetwater Court, said pin being the joint front corner of Lots 448 and 449, and running thence with the common line of said lots N. 74-06-46 W. 149.83 feet to an iron pin at the joint rear corner of Lots 448 and 449; thence N. 15.51 E. 100 feet to an iron pin at the joint rear corner of lots 448 and 447; thence with the common line of said lots S. 74-06-46 E. 149.90 feet to an iron pin on the Northwesterly side of Sweetwater Court; thence with the Northwesterly side of Sweetwater Court S. 15-53-14 W. 100 feet to an iron pin, the point of beginning.

11(195) 534.6-1-48

This being a portion of the property conveyed to Grantors herein by deed of Bankers Trust of South Carolina and Beatrice M. Collett, Co-Trustees under the Will of Raymond Leonard Collett, dated March 1, 1978, recorded in Deed Book 1074, Page 790, in the RMC Office for Greenville County, South Carolina.

This property is conveyed subject to all restrictions, setback lines, roadways, easements and rights of way, if any appearing of record on the premises or on the recorded plat, which affect the property hereinabove described as well as a 10-foot drainage easement along the front lot line.

GREENVILLE COUNTY
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P.B. 16.50

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 28 day of AUGUST 1981 JOHN COTHRAN COMPANY, INC.

SIGNED, sealed and delivered in the presence of:

Ellen Graham (SEAL)
H. Graham Proffitt III (SEAL)
Ellis L. Darby, Jr. (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 28th day of AUGUST 1981.

Notary Public for South Carolina
My commission expires: MY COMMISSION EXPIRES MAY 9, 1982
Ellen Graham (SEAL)

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

28 day of August 1981
Notary Public for South Carolina
My commission expires: MY COMMISSION EXPIRES MAY 9, 1982

RECORDED this 30 day of July 1981 at 1:05 P. M. No. 26771

6960

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