

300 copies of, Greenville

GREENVILLE CO. S. C.

TITLE TO REAL ESTATE—Prepared by Kendrick, Stephens, Johnson & Belcher, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.M.C.

Richard P. A. VOL. 1049 PAGE 287

KNOW ALL MEN BY THESE PRESENTS, that we, M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc.

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 M. G. PROFFITT, INC., its successors and assigns forever:

9725  
250 AS

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of White Water Court, near the City of Greenville, S. C., being known and designated as Lot No. 177 on plat entitled "Map No. 2, Section 1, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4R, page 85 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of White Water Court, said pin being the joint front corner of Lots 177 and 178 and running thence along the common line of said lots S 32-18-13 E 137.51 feet to an iron pin, joint rear corner of Lots 177 and 178; turning and running thence S 61-17-15 W 106.89 feet to an iron pin, joint rear corner of Lots 176 and 177; running thence along the common line of said lots N 29-24-40 W 133.03 feet to an iron pin on the southeasterly side of White Water Court, said pin being the joint front corner of Lots 176 and 177; running thence along the southeasterly side of White Water Court N 59-03-33 E 81.21 feet to an iron pin; thence continuing along said Court N 57-41-47 E 18.79 feet to an iron pin, the point of beginning.

-175-534.5-1-40 (note)

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, including a 5 foot drainage and utility easement each side of all side and rear lot lines, affecting the above described property.

This is a portion of the property conveyed to the grantor herein by deed of Cothran & Darby Builders, Inc. to Ellis L. Darby, Jr. dated and recorded May 1 1973 in Deed Book 973, page 546, also by deed of Cothran & Darby Builders, Inc to John Cothran Company, Inc., dated and recorded May 1, 1973, in Deed Book 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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 6th day of January 19 77.

SIGNED, sealed and delivered in the presence of:  
Joseph K. Wilson (SEAL)  
Donita C. Upato (SEAL)  
M. Graham Proffitt III (SEAL)  
Ellis L. Darby Jr. (SEAL)  
JOHN COTHARAN COMPANY, INC. (SEAL)  
By: [Signature] (SEAL)  
President

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 6th day of January 19 77  
Donita C. Upato (SEAL) Joseph K. Wilson  
Notary Public for South Carolina  
My commission expires: 4/2/79

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)' 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  
6th day of January, 19 77.  
Donita C. Upato (SEAL) [Signature]  
Notary Public for South Carolina  
My commission expires: 4/2/79

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_, at \_\_\_\_\_ M., No. \_\_\_\_\_  
534.3 (PAGE)

RECORDED

4328 (W-2)