

105 Sugar Creek Road
Greer, S.C. 29651

TITLE TO REAL ESTATE - Offices of HILL, WAIT & BRASS, Attorneys at Law, 100 Williams St., Greenville, S.C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
FEB 15 3 56 PM '79
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KNOW ALL MEN BY THESE PRESENTS, that M. GRAHAM PROFFER, III, ELLIS L. DARBY, JR. and JOHN COTHRAN COMPANY, INC.,

in consideration of Twelve Thousand and no/100 (\$12,000.00) 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 on the northwesterly side of Briar Creek Road, near the City of Greenville, South Carolina, and being designated as Lot No. 76 on Map No. 5 of Sugar Creek, as recorded in the RMC Office for Greenville County, S. C. in Plat Book 6-H, 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 Briar Creek Road, joint front corner of Lots Nos. 76 and 77 and running thence along the common line of said lots N. 46-35-04 W. 160.04 feet to an iron pin in the rear of Lot No. 69 on Map No. 3; thence N. 39-29-41 E. 130.06 feet to an iron pin, joint rear corner of Lots Nos. 75 and 76; thence along the common line of said lots S. 45-00 E. 172.01 feet to an iron pin on Briar Creek Road; thence along said Road S. 45-00 W. 92.03 feet to an iron pin; thence continuing with said Road S. 44-12-28 W. 33 feet to an iron pin, the point of beginning.

This conveyance is made subject to the right of way crossing the rear of this lot as shown on said plat, restrictions recorded in Deed Book 1065, Page 795, building setback lines as shown on said plat and all other easements and rights of way that affect said property.

This is a portion of the property conveyed to the grantors herein by deed of Myrtle T. Alevine, 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. -133-534.3-1-263

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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 grantors do hereby bind the grantee(s) and the grantee'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 who may lawfully claim or to claim the same or any part thereof.

WITNESS the grantor's(s) hands and seals this 14th day of February 1979

SIGNED, sealed and delivered in the presence of

Myrtle T. Alevine
John C. Cothran

M. Graham Proffer III (SEAL)
Ellis L. Darby, Jr. (SEAL)
JOHN COTHRAN COMPANY, INC. (SEAL)
By: *John C. Cothran* (SEAL)
PRESIDENT

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and male oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 14th day of February 1979

Myrtle T. Alevine (SEAL)
John C. Cothran (SEAL)
Notary Public for South Carolina
My commission expires 11/19/79

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(s) 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 whatsoever, renounce, release and forever relinquish unto the grantor(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate and all her right and claim of dower in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 14th day of February 1979

Myrtle T. Alevine (SEAL)
John C. Cothran (SEAL)
Notary Public for South Carolina
My commission expires 11/19/79

RECORDED 210 FEB 15 1979 3:56 P.M. No. 1037

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