GRANTEES' MAILING ADDRESS: 104 Stonehill Court, Sugar Creek, Greer, S. C. 29651

TITLE TO REAL ESTATE BY A CORPORATION-Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

JUN 29 1 05 PM '79

DONNIE S. TANKERSLEY
R.M.C.

BOOK 1105 PAGE 726

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 a principal place of business at Greenville, State of South Carolina, in consideration of Ninety-Two Thousand Nine Hundred Ninety-Five and no/100 ($92,995.00)---------- Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Guy Q. Folkman and Carol W. Folkman, their heirs and assigns, forever,

All that certain piece, parcel or lot of land with the buildings and improvements thereon lying and being on the southwesterly side of Stonehill Court, near the City of Greenville, South Carolina, being known and designated as Lot No. 381 on plat entitled "Map #6, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 6H, at page 63, and having, according to said plat, the following metes and bounds, to wit:

— 11 - 195 - 534.3 - 1 - 341

BEGINNING at an iron pin on the southwesterly side of Stonehill Court, said pin being the joint front corner of Lots 380 and 381, and running thence with the common line of said lots, S. 40-44 W., 150 feet to an iron pin, the joint rear corner of Lots 380 and 381; thence N. 49-16 W., 112.12 feet to an iron pin, the joint rear corner of Lots 381 and 382; thence with the common line of said lots, N. 47-38 E., 154.87 feet to an iron pin on the southwesterly side of Stonehill Court; thence with the southwesterly side of Stonehill Court, S. 45-49 E., 62.64 feet to an iron pin; thence S. 49-16 E., 31 feet to an iron pin, point of beginning.

The foregoing conveyance is specifically made subject to Restrictions recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1092, at page 609, and is subject to a 25' sanitary sewer easement, a small portion of which crosses the southwestern corner of the subject lot, and is further specifically made subject to any and all recorded rights-of-way, easements, conditions, restrictions, and zoning ordinances pertaining to the property herein conveyed, and in addition is subject to any of the foregoing which may appear from an inspection of the premises.

The foregoing conveyance is the identical property conveyed to the Grantor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr., and John Cothran Company, Inc., dated June 27, 1979, recorded 6/29, 1979, in the RMC Office for Greenville County, South Carolina, in Deed Book 1105, at page 725.

Grantees agree to pay taxes on the subject property for the current year.

STATE OF SOUTH CAROLINA TAX COMMISSION DOCUMENTARY STAMP $ 0.50

GREENVILLE COUNTY SOUTH CAROLINA DOCUMENTARY TAX P.B. JUN 29 '79 $102.30

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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 29th day of June, 1979.

SIGNED, sealed and delivered in the presence of:

COTHRAN & DARBY BUILDERS, INC. SEAL
A Corporation
By: Ellis L. Darby Jr.
President Ellis L. Darby, Jr.
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as its 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 30th day of June, 1979.

SEAL

Notary Public for South Carolina.
My commission expires: 3/2/87

RECORDED this 29th day of JUN 29 1979 at 1:05 P. M. No. 31533

1497

4328 RV.2