

TITLE TO REAL ESTATE BY A CORPORATION—Prepared by Riley and Riley, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

Grantee's Address:  
3-A Goldfinch Circle  
Sugar Creek Villas  
Greer, South Carolina 29651

RECORDED  
11 54 AM '80

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 **Sixty Thousand, Eight Hundred  
Fifty and No/100 (\$60,850.00)**----- 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 **JEFFREY B. KRIEGER, his heirs and assigns forever:**

All that certain piece, parcel or unit, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 3-A of Sugar Creek Villas Horizontal Property Regime, as is more fully described in Declaration (Master Deed) dated September 15, 1980, and recorded in the R.M.C. Office for Greenville County on September 15, 1980, in Deed Book 1133 at Pages 365-436, inclusive, and survey and plot plan recorded in the R.M.C. Office for Greenville County in Plat Book 7-X at Page 40. **(11)-195-534.7-1-11**

This being a portion of the property conveyed to the Grantor herein by deed of Trendsetter Development Company, Inc., dated September 15, 1980, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1133, Page 437, on September 15, 1980.

This conveyance is made subject to all restrictions and easements as set out in the Declaration (Master Deed), Exhibits and Appendices attached thereto, recorded plats or as may appear on the premises.

1980 Greenville County Property taxes to be paid by seller.

STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX COMMISSION  
DOCUMENTARY TAX STAMP  
122.00

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
★ DEC 2 '80  
P.B. 10311  
67.10

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 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)' 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 **1st** day of **December** 19**80**.

SIGNED, sealed and delivered in the presence of: **COTHRAN & DARBY BUILDERS, INC.** (SEAL)

*Judith A. Beltrac*  
*[Signature]*  
Vice-President  
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 **1st** day of **December** 19**80**  
*[Signature]* (SEAL) *Judith A. Beltrac*

Notary Public for South Carolina.  
My commission expires: **7-29-80**

RECORDED this **2** day of **December** 19**80**, at **11:54 AM**, No. **16587**

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DEC 2 80

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