

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S.C. 105 Sugar Creek, Greenville SC
SEP 28 3 30 PM '81
1155 390

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

in consideration of Fifteen Thousand & 00/100 (\$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:

ALL that certain piece, parcel or lot of land, with buildings and improvements thereon, lying and being on the Northwesterly side of Sweetwater Court near the City of Greenville, South Carolina being known and designated as Lot No. 449 on Plat entitled "Map III, Section II, Sugar Creek, as recorded in the R.M.C. Office for Greenville County, SC in Plat Book 7X at Page 2, and having according to said plat, the following metes and bounds, to-wit:

11(195) 534.6-1-49 (NOTE)

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 S. 15-51 W. 109.98 feet to an iron pin at the joint rear corner of Lots 449 and 450; thence with the common line of said lots S. 79-15-48 E. 152.24 feet to an iron pin on the Northwesterly side of Sweetwater Court; thence on the Northwesterly side of Sweetwater Court N. 13-18-47 E. 41.45 feet to an iron pin; thence continuing with the Court N. 15-53-14 E. 54.90 feet to an iron pin, the point of beginning.

This is 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 the R.M.C. Office for Greenville County, South Carolina in Deed Book 1074 at Page 790.

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.

Grantee to pay 1981 Greenville County taxes.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX
SEP 28 '81
STAMP TAX = 30.00

GREENVILLE COUNTY
0 9 3 8 2 5
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ P.B. 12311
SEP 28 '81
16.50

together with all and singular the rights, members, appurtenances 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 23 day of September 19 81
JOHN COCHRAN COMPANY, INC.

SIGNED, sealed and delivered in the presence of:
Deborah D. Patrick (SEAL)
John Cothran (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 23 day of September 1981
Deborah D. Patrick (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

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
23 day of September 19 81
Deborah D. Patrick (SEAL)
Notary Public for South Carolina
My commission expires: 5/9/89

RECORDED SEP 28 1981 day of 19 at 3:30 P. M., No. 7943

0.890

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