

ASHMORE & HUNTER, ATTORNEYS, 110 Laurens Road, Greenville, South Carolina 29603

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

OCT 27 10 41 AM '81

BOOK 1157 PAGE 324

DONNIE HANBERSLEY R.M.C.

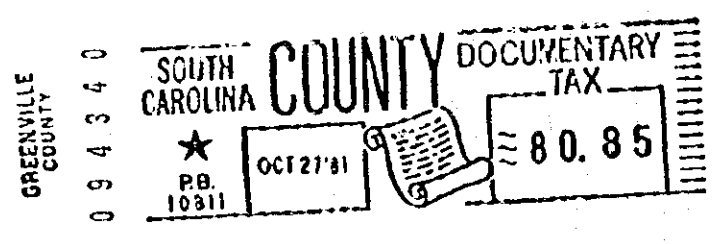
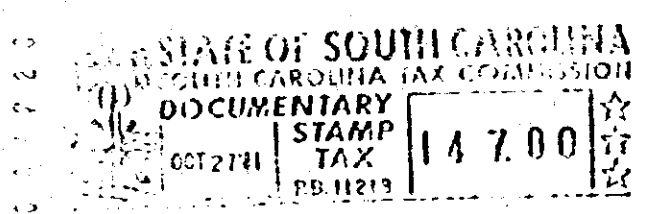
KNOW ALL MEN BY THESE PRESENTS, that COTHRAN & DARBY BUILDERS, INC. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of SEVENTY THREE THOUSAND, FIVE HUNDRED AND 00/100 (\$73,500.00) 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 LORRAINE A. GROCE, her heirs and assigns forever:

ALL that certain piece, parcel or lot of land, with buildings and improvements thereon, situate, lying and being on the western side of Tanager Circle, near the City of Greenville, South Carolina, being shown and designated as Lot 55 on Plat of Sugar Creek Villas, said plat being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 7X, Page 79, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Tanager Circle at the joint front corner of Lots 56 and 55 and running thence S. 88-36 E. 114.41 to an iron pin at the joint rear corner of Lots 49 and 55; thence S. 1-24 W., 50 feet to an iron pin; thence N. 88-36 W., 114.41 feet to an iron pin on the western side of Tanager Circle; thence along the western side of Tanager Circle N. 1-24 E. 50 feet to the point of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights-of-way, if any, which are a matter of public record and/or actually existing upon the ground affecting the above described property.

This is a portion of the property conveyed to the Grantor herein by deed of Trendsetter Development Company, Inc., dated June 5, 1981, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1149 at Page 492.



(11)-195-534.7-1-8A

Grantee's Address: P. O. Box 10292, F.S. Greenville, S. C. 29603

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 of 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 15th day of October 19 81.

SIGNED, sealed and delivered in the presence of: Cothran & Darby Builders, Inc. (SEAL) A Corporation By: [Signature] President [Signature] 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 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 15th day of October 19 81, [Signature] (SEAL) [Signature]

Notary Public for South Carolina My commission expires MY COMMISSION EXPIRES MARCH 1, 1989 RECORDED OCT 27 1981 19 at 10:41 A. M., No. 10117

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