

TITLE TO REAL ESTATE BY A CORPORATION—Offices of *W. S. Cothran & Co.*, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PU '82

ASLEY

BOOK 1161 PAGE 613

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 One Hundred Thirty Four Thousand & 00/100 (\$134,000.00) 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 William F. Somers, his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the westerly side of Sweetwater Court, near the City of Greenville, South Carolina, being known and designated as Lot No. 452 on plat entitled, "Map Three, Section Two, 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:

BEGINNING at an iron pin on the westerly side of Sweetwater Court, said pin being the joint front corner of Lot Nos. 452 and 453 and running thence with the westerly side of Sweetwater Court, N. 18-08-09 W. 33.56 feet to an iron pin at the joint front corner of Lot Nos. 451 and 452; thence with the common line of Lot Nos. 451 and 452, S. 77-22-21 W. 219.39 feet to an iron pin at the joint rear corner of Lot Nos. 451 and 452; thence S. 41-08-24 E. 136.39 feet to an iron pin at the joint rear corner of Lot Nos. 452 and 453; thence with the common line of Lot Nos. 452 and 453, N. 66-21-20 E. 165.34 feet to an iron pin, the point of beginning.

(11)-195-534.6-1-52

This is the same property conveyed to Grantors herein by Deed of John Cothran Company, Inc., M. Graham Proffitt, III and Ellis L. Darby, Jr. dated January 28, 1932 and recorded in the R.M.C. Office for Greenville County, SC in Deed Book 1161 at Page 612.

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 hereinafove described, including a 25-foot sanitary sewer easement across rear corner of lot.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
268.00
JAN 29 1982

GREENVILLE COUNTY
095494
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★
PB. 10911
JAN 29 82
147.40

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 29 day of January 19 82

SIGNED, sealed and delivered in the presence of:
COTHRAN & DARBY BUILDERS, INC. (SEAL)
A Corporation
By: *[Signature]*
Vice 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 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 29 day of January 19 82.
[Signature] (SEAL) *Linda B. Osborne*

Notary Public for South Carolina
My commission expires: 7/30/90

RECORDED JAN 29 1982 of _____ 19 _____ at 12:42 P. M., No. 17022

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