

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

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

1982  
DEED

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

in consideration of Eight Thousand Five Hundred and 00/100 (\$8,500.00)-----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 Stewart E. McGrath and Patricia J. McGrath, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, lying and being on the easterly Grey Stone Court near the City of Greenville, South Carolina, being known and designated as Lot No. 219 on Plat Entitled, "Map No. 2, Section 1, Sugar Creek" as recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book 4R, Page 85, and having, according to said plat, the following metes and bounds, to-wit:

11(195) 534.3-1-132

BEGINNING at an iron pin on the northeasterly side of Grey Stone Court said pin being the joint front corner of Lot No. 219 and Lot No. 220 running thence with the common line of said Lots N. 29-26-32 E. 175.19 feet to an iron pin the joint rear corner of Lot No. 219 and Lot No. 220; thence S. 52-23-26 E. 79.54 feet to an iron pin; thence with the center of the branch as the line the traverse line being N. 04-09-45 E. 150 feet to an iron pin N. 87-31-32 W. 113 feet to an iron pin on the northwesterly side of Grey Stone Court; thence the northeasterly side of Grey Stone Court on a curve the cord of which N. 31-54-36 W. 47.94 feet to an iron pin, the point of beginning.

This is a portion of the property conveyed to the Grantors herein by deed of Cothran & Darby Builders, Inc. to Ellis L. Darby, Jr., dated and recorded May 1, 1973, in Deed Book 973, page 546, also by deed of Cothran and Darby Builders, Inc. to John Cothran Company, Inc. dated and recorded May 1, 1973, in Deed Book 973, page 549, and by deed of M. G. Proffitt, Inc. to M. Graham Proffitt, III, dated and recorded May 1, 1973, in Deed Book 973, page 753.

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, including a 10-foot drainage easement as shown on the recorded plat.

together with all and singular the rights, members, hereditaments, and 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 28th day of July 1982  
JOHN COTHRAN COMPANY, INC.  
By: [Signature] (SEAL)  
President  
M. 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 28th day of July 1982  
[Signature] (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 28th day of July 1982  
[Signature] (SEAL)  
Notary Public for South Carolina  
My commission expires 5/9/89

RECORDED this 30 day of July 1982 at 2:53 PM  
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