

TITLE TO REAL ESTATE BY A CORPORATION, Office of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GR: Filed
JAN 31 3 59 PM '83
R.M.C. BANKERSLEY

KNOW ALL MEN BY THESE PRESENTS, that we, 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 Forty-Two Thousand Five Hundred Seventy-Five and 00/100(\$142,575.00) 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 MICHAEL A. BROWNER and KATE BROWNER, Their Heirs and Assigns, Forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the southeasterly side of Hunting Hill Circle, near the City of Greenville, South Carolina, being known and designated as Lot No. 539 on plat entitled "Map Four, Section Two, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8-P, at Page 62, and having, according to said plat, the following metes and bounds, to-wit: 11 (195) 538.17-1-31

BEGINNING at an iron pin on the southeasterly side of Hunting Hill Circle, said pin being the joint front corner of Lots 539 and 538, and running thence with the common line of said lots S. 58-50 E. 150 feet to an iron pin at the joint rear corner of Lots 539 and 538; thence N. 33-04-33 E. 100.06 feet to an iron pin at the joint rear corner of Lots 539 and 540; thence with the common line of said lots N. 58-50 W. 153.33 feet to an iron pin on the southeasterly side of Hunting Hill Circle; thence with the southeasterly side of Hunting Hill Circle S. 31-10 W. 100 feet to an iron pin at the point of beginning.

This is the same property conveyed to Grantors herein by deed of John Cothran Company, Inc. et al., dated January 28, 1983, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 111 at Page 27, on January 31, 1983.

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.

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 whozsoever 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 27th day of January 19 83.

SIGNED, sealed and delivered in the presence of:

COTHRAN & DARBY BUILDERS, INC. SEAL:

James C. Blahely, Jr. Vice President
Frances K. Bagwell Secretary

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 27th day of January 19 83
James C. Blahely, Jr. (SEAL)
Notary Public for South Carolina
My commission expires 1-6-82

RECORDED this 31st day of January 1983 at 3:59 P.M. M. No. 1575

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