

GREENVILLE
FEB 25 4 28 PM '72
OLLIE FARRIS
R.M.C.

TITLE TO REAL ESTATE—Prepared by KENNEDICK, STRONG & COMPANY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
County of GREENVILLE

KNOW ALL MEN BY THESE PRESENTS That COTHRAN & DARBY BUILDERS, INC. AND M. G. PROFFITT, INC. a corporation chartered under the laws of the State of South Carolina and having their principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Eight Thousand Five Hundred Two and 50/100 (\$8,502.50) dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Buford Landers, 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 southeasterly side of Castlewood Drive, near the City of Greenville, S. C., being known and designated as Lot No. 52 on plat of Foxcroft, Section II as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4N, page 29 and having according to said plat the following metes and bounds, to-wit:

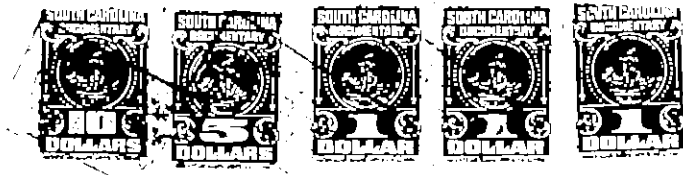
BEGINNING at an iron pin on the southeasterly side of Castlewood Drive, said pin being the joint front corner of Lots 51 and 52 and running thence with the common line of said lots S 65-36 E 165 feet to an iron pin, the joint rear corner of Lots 51 and 52; thence N 34-53 E 100 feet to an iron pin, joint rear corner of Lots 52 and 53; thence with the common line of said lots N 51-57 W 171 feet to an iron pin on the southeasterly side of Castlewood Drive; thence with the southeasterly side of Castlewood Drive S 34-54 W 70 feet to an iron pin; thence continuing with said Drive S 27-54 W 70 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property, and also to a 25 foot sewer right of way across rear lot line.

For deed into grantors, see Deed Book 920, page 526.

GRANTEE TO PAY 1972 TAXES.

Greenville County
Stamps Paid \$ 970
Act No. 350 Sec. I



Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinafter named, his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinafter named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, Ellis L. Darby, Jr., President of Cothran & Darby Builders, Inc. and M. Graham Proffitt, III, President of M. G. Proffitt, Inc. on this the 14th day of February in the year of our Lord one thousand, nine hundred and seventy-two.

Signed, sealed and delivered in the presence of:
Arvita C. Yates
Myrtle E. Johnson

COTHRAN & DARBY BUILDERS, INC. (L.S.)
By *Ellis L. Darby, Jr.* President
and
M. G. PROFFITT, INC.
By: *M. Graham Proffitt III* President

STATE OF SOUTH CAROLINA
County of GREENVILLE

PERSONALLY appeared before me the undersigned witness and made oath that (s)he saw *Ellis L. Darby, Jr.* as President of ~~X450~~ Cothran & Darby Builders, Inc. and ~~xx~~ *M. Graham Proffitt, III*, President of M. G. Proffitt, Inc. a corporation chartered under the laws of the State of South Carolina sign, seal with their corporate seal and as the act and deed of said corporation deliver the within written deed, and that (s) he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 14th day of February, A. D., 1972.
Arvita C. Yates (L.S.)
Notary Public for South Carolina.

My commission expires November 19, 1979.

(Continued on next page).

540.5