

FILED
GREENVILLE CO. S. C.
TITLE TO REAL ESTATE—Prepared by Kendrick, Stephenson & Johnson, Attorneys at Law, Greenville, S. C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1005 pag. 653

Aug 27 12 11 PM '74
DONNIE S. TANKERSLEY
S.M.C.

KNOW ALL MEN BY THESE PRESENTS, that we, M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc., a South Carolina corporation

in consideration of Nine Thousand Five Hundred and No/100 (\$9,500.00) Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Franklin Enterprises, Inc., its successors and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Silver Creek Court, near the City of Greenville, S. C., being known and designated as Lot No. 273 on plat entitled "Map 1, Section 1, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 5D, at page 18 and having, according to said plat, the following metes and bounds, to-wit:

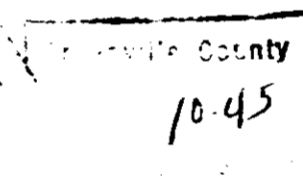
BEGINNING at an iron pin on the northwesterly side of Silver Creek Court said pin being the joint front corner of Lots 273 and 274 and running thence with the common line of said lots N 62-48-13 W 153.72 feet to an iron pin, the joint rear corner of Lots 273 and 274; thence N 26-19-37 E 128.45 feet to an iron pin, the joint rear corner of Lots 272 and 273; thence with the common line of said lots S 57-54-46 E 158.33 feet to an iron pin on the northwesterly side of Silver Creek Court; thence with the northwesterly side of Silver Creek Court S 29-38-31 W 48.81 feet; thence continuing with said Court S 27-11-47 W 66.17 feet to an iron pin, the point of beginning.

-195-524.2-1-25

For deeds into grantors, see Deed Book 973, page 549; Deed Book 973, page 546 and Deed Book 973, page 753.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

GRANTOR TO PAY 1974 TAXES.



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(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 26th day of August 1974

SIGNED, sealed and delivered in the presence of:

Unita C. Yates (SEAL)
John Cothran Company, Inc. (SEAL)
By: John Cothran (SEAL)
President

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 26th day of August 19 74

Donnie S. Tankersley (SEAL)
Notary Public for South Carolina
My commission expires: November 19, 1979.

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

26th day of August 19 74
Donnie S. Tankersley (SEAL)
Notary Public for South Carolina
My commission expires: November 19, 1979.

RECORDED this _____ day of _____ 19____, at _____ (CONTINUED ON NEXT PAGE)

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