

105 Sugar Creek Lane, Greer, SC 29651
TITLE TO REAL ESTATE of John C. Haysworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1132-588

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 Thirteen Thousand Five Hundred and 00/100 (\$13,500.00)-----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 M. G. PROFFITT, INC., its Successors and Assigns forever:

ALL that certain piece, parcel, or lot of land with the buildings and improvements thereon, lying and being at the westerly intersection of Sugarcane Court and Sugar Creek Lane, near the City of Greenville, South Carolina, being known and designated as Lot No. 12 on plat entitled "Map No. 7, Sugar Creek," as recorded in the RMC Office for Greenville County, South Carolina in Plat Book 7-C at Page 15, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Sugarcane Court, said pin being the joint front corner of Lots 12 and 13 and running thence with the westerly side of Sugarcane Court S. 5-37-15 E., 108.72 feet to an iron pin at the westerly intersection of Sugarcane Court and Sugar Creek Lane; thence with said intersection S. 39-11-47 W., 35.47 feet to an iron pin on the northerly side of Sugar Creek Lane; thence with the northerly side of Sugar Creek Lane S. 78-44-02 W., 113.05 feet to an iron pin; thence N. 5-37-15 W., 145 feet to an iron pin, the joint rear corner of Lots 12 and 13; thence with the common line of said lots N. 84-22-45 E., 137.5 feet to an iron pin, the point of beginning.

(11) - 195 - 534.3 - 1 - 356

This being a portion of the property conveyed unto the Grantors herein by deed of the South Carolina National Bank, as Executor and Trustee under the Will of James P. Coleman, dated February 10, 1978, recorded February 13, 1978, in the RMC Office for Greenville County, South Carolina, in Deed Book 1073 at Page 553.

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.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
SEP-4-80 27.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
SEP-4-80 14.85

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 20 day of May 19 80.
JOHN COTHRAN COMPANY, INC.
SIGNED, sealed and delivered in the presence of:
Sherry M. Bird (SEAL)
M. Graham Proffitt III (SEAL)
Ellis L. Darby, Jr. (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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 20th day of May, 19 80.
M. Graham Proffitt III (SEAL) Sherry M. Bird
Notary Public for South Carolina
My commission expires: 5-9-89

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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
20th day of May, 19 80.
M. Graham Proffitt III (SEAL) Sherry M. Bird
Notary Public for South Carolina
My commission expires: 5-9-89

RECORDED this SEP 4 1980 day of _____ 19____, at 1:56 P. M., No. 17122

534.3

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