

MITCHELL & ARIAIL
TITLE TO REAL ESTATE - CORPORATION FORM - GREENVILLE, S.C.

ADDRESS: 412 Sweetwater Rd
Greenville, SC 29651

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PM '82
RSLEY

BOOK 1164 PAGE 512

KNOW ALL MEN BY THESE PRESENTS, that M. G. Proffitt, Inc.
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 Twenty-four Thousand and no/100 (\$124,000.00)----- 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 Charles V. Sanderson, Jr. and Patricia Ann Sanderson, their heirs and
assigns forever:

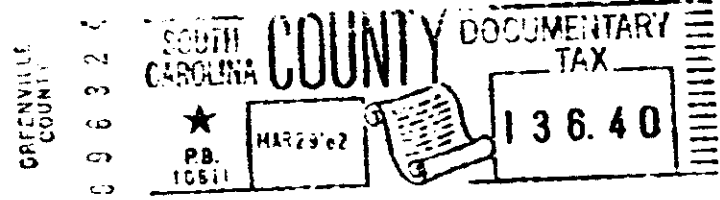
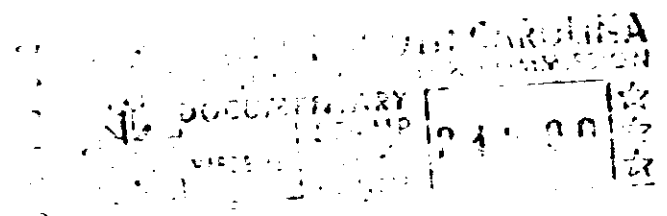
ALL that piece, parcel or lot of land with the buildings and improvements
thereon, lying and being on the northwesterly side of Sweetwater Road, near
the City of Greenville, South Carolina being known and designated as Lot No.
458 on plat entitled, Revision of Lot 458, Sugar Creek, Map Two, Section Two
as recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book 8R
at Page 73 and having, according to said plat, the following metes and bounds,
to-wit:

11 (195) 534.6 - 1 - 58

BEGINNING at an iron pin on the northwesterly side of Sweetwater Road, said
pin being the joint front corner of Lots 457 and 458 and running thence with
the common line of said lots N. 65-36 -23 W. 181.29 feet to an iron pin at the
joint rear corner of Lots 457 and 458; thence S. 25-10-51 W. 125.01 feet to an
iron pin at the joint rear corner of Lots 458 and 459; thence with the common
line of said lots S. 65-36-23 E. 183.01 feet to an iron pin on the northwesterly
side of Sweetwater Road; thence with the northwesterly side of Sweetwater Road
N. 24-23-37 E. 125 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantor by deed of
John Cothran Company, Inc., M. Graham Proffitt, III and Ellis L. Darby, Jr.
to be recorded herewith and is hereby conveyed subject to all rights of way,
easements, conditions, public roads and restrictive covenants reserved on
plats and other instruments of public record and actually existing on the
ground affecting said property, including a 25-foot sanitary sewer easement
as shown on the recorded plat.

The grantees agree and assume to pay Greenville County property taxes for the
tax year 1982 and subsequent years.



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 whomsoever lawfully claiming or to claim the same of 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 au-
thorized officers, this 26th day of March 19 82

Signed, sealed and delivered in the presence of:
Jack H. Mitchell, III
Patricia Ann Sanderson

M. G. PROFITT, INC. (SEAL)
(A Corporation)
By: M. Graham Proffitt President
and _____ Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, by its duly authorized officers, sign, seal and as the grantor'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 26th day of March 19 82
Jack H. Mitchell, III (SEAL)

Jack H. Mitchell, III
JACK H. MITCHELL, III

Notary Public for South Carolina
My commission expires 3/26/89

RECORDED in MAR 29 1982 at 1:05 P.M.
at 1:05 P.M. at 11:29 82 862 M., No. 40001

1050

4328 RV-2