

SEP 1 2 45 PM '72

VOL 953 PAGE 636

TITLE TO REAL ESTATE—Prepared by KENDRICK STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

ELIZABETH RIDDLE
R.M.C.

STATE OF SOUTH CAROLINA,

County of GREENVILLE

For True Consideration See Affidavit

Book 36 Page 3

KNOW ALL MEN BY THESE PRESENTS That M. G. PROFFITT, INC.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina, for and in consideration of the sum of Ten and No/100 (\$10.00) and other valuable consideration and assumption of the mortgage hereinafter set out below, 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 CLAUDE B. BOTTOMS, JR. AND CAROLE D. BOTTOMS, 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 northerly side of King George Road, near the City of Greenville, S. C., being known and designated as Lot No. 43 on plat of Foxcroft, Section I, as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4F, pages 2, 3 and 4 and having according to said plat the following metes and bounds, to-wit:

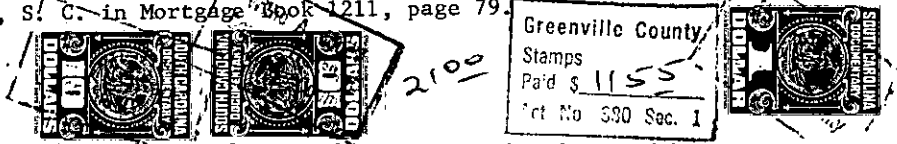
BEGINNING at an iron pin on the northerly side of King George Road, said pin being the joint front corner of Lots 42 and 43 and running thence with the common line of said lots N 3-49 W 165 feet to an iron pin, the joint rear corner of Lots 42 and 43; thence N 86-11 E 130 feet to an iron pin, the joint rear corner of Lots 43 and 44; thence with the common line of said lots S 3-49 E 165 feet to an iron pin on the northerly side of King George Road; thence with the northerly side of King George Road S 86-11 W 130 feet to an iron pin, the point of beginning.

For deed into grantor, see Deed Book 928, page 219.

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

GRANTEES TO PAY 1972 TAXES:

As a part of the consideration herein, the grantees do hereby assume and agree to pay the balance due of \$ 44,000.00, on that certain mortgage given by M. G. Proffitt, Inc. to Carolina Federal Savings and Loan Association, in the face amount of \$44,000.00, dated October 22, 1971 and recorded in the RMC Office for Greenville County, S. C. in Mortgage Book 1211, page 79.



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) hereinabove named, their 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) hereinabove named, and 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, M. Graham Proffitt, III as President of M. G. Proffitt, Inc.

on this the 30th day of August in the year of our Lord one thousand, nine hundred and seventy-two.

Signed, sealed and delivered in the presence of:

Rosemary A. Watkins
Mary E. Johnson

(L. S.)

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 M. Graham Proffitt, III as President

of M. G. Proffitt, Inc. a corporation chartered under the laws of the State of South Carolina sign, seal with its 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 30th day of August, 1972. Notary Public for South Carolina.

Rosemary A. Watkins

My Commission Expires: Nov. 19, 1979.

Deed Recorded September 1, 1972 at 2:45 P. M., # 6645

540.7

200-540.7-1-43