

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

DEC 7 3 00 PM '72

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

in consideration of Six Thousand and no/100 (\$6,000.00) ----- 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 A. James Nelson and Ellis L. Darby, Jr., their heirs and assigns forever:

All that certain piece, parcel of lot of land with the buildings and improvements thereon, lying and being on the easterly side of East Indian Trail, near the City of Greenville, S. C., being known and designated as Lot No. 18 on plat entitled "Final Plat, Seven Oaks" as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4R, page 6, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of East Indian Trail, said pin being the joint front corner of Lots 17 and 18 and running thence with the easterly side of East Indian Trail N 5-45 W 90 feet to an iron pin, the joint front corner of Lots 18 and 19; thence with the common line of said lots N 84-15 E 156.7 feet to an iron pin, the joint rear corner of Lots 18 and 19; thence S 16-43 E 91.7 feet to an iron pin, the joint rear corner of Lots 17 and 18; thence with the common line of said lots S 84-15 W 174.1 feet to the point of beginning.

For deed into grantors, see Deed Book 923, page 153.

This conveyance is subject to a 20 foot drainage easement across rear portion of said lot and all restrictions, setback lines, easements, rights of way, if any, affecting the above described property.

GRANTORS TO PAY 1972 TAXES.



Greenville County
Stamps
Paid 6.60
Act 1972 Sec. 1

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)' heirs or successors and assigns forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 7th day of December 19 72.

SIGNED, sealed and delivered in the presence of:

M. Graham Proffitt III (SEAL)
M. Graham Proffitt, III
Ellis L. Darby, Jr. (SEAL)
Ellis L. Darby, Jr.
John C. Cothran (SEAL)
John C. Cothran, President

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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 7th day of December 19 72.

Marjorie A. Pittkin (SEAL)
Marjorie A. Pittkin
Notary Public for South Carolina.
My Commission Expires: Nov. 19, 1979.

STATE OF SOUTH CAROLINA }
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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

7th day of December 19 72.
Marjorie A. Pittkin (SEAL)
Marjorie A. Pittkin
Notary Public for South Carolina.
My Commission Expires: Nov. 19, 1979.
RECORDED this _____ day of _____ 19 _____ at _____ M. No. _____

Rhoda R. Proffitt
Rhoda R. Proffitt
Lillian C. Darby
Lillian C. Darby

(Continued on next page)

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