

Prepared by PYLE & PYLE, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.
FEB 10 4 17 PM '76
DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 a principal place of business at
Greenville, State of South Carolina, in consideration of -----
Fifty-seven Thousand (\$57,000.00) ----- 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 Vinod R. Desai and Ranjan V. Desai, 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 northwesterly side of Sugar Creek
Lane, near the City of Greenville, South Carolina, being known and designated
as Lot No. 128 on Plat entitled "Map No. 4, Section One, Sugar Creek" as
recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat
Book 5-D, at Page 72, and having, according to said plat, the following metes
and bounds, to wit: -195-534.5-1-194

BEGINNING at an iron pin on the northwesterly side of Sugar Creek Lane,
said pin being the joint front corner of Lot No. 127 and 128 and running thence
with the common line of said lots N 43-45-00 W 161.71 feet to an iron pin, the
joint rear corner of Lot No. 127 and 128; thence S 45-16-51 W 125.02 feet to an
iron pin, the joint rear corner of Lot No. 128 and 129; thence with the common
line of said lots S 43-45-00 E 159.59 feet to an iron pin on the northwesterly
side of Sugar Creek Lane; thence with the northwesterly side of Sugar Creek
Lane N 42-15-00 E 125 feet to an iron pin, the point of beginning.

This conveyance is subject to a 25 foot sewer easement across rear line
and a 5 foot drainage and utility easement across rear and side lot lines, and
is subject to all restrictions, setback lines, roadways, easements and right
of way, if any, affecting the above described property.



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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 10th day of February 19 76

SIGNED, sealed and delivered in the presence of:

M. G. PROFFITT, INC. (SEAL)
A Corporation
By: M. G. Proffitt
President
Secretary

Sandra Lee
[Signature]

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 10th day of February 1976.
[Signature] (SEAL)
Notary Public for South Carolina.

Sandra Lee

RECORDED this day of FEB 10 1976 at 4:17 P. M., No. 20313

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