

TITLE TO REAL ESTATE BY A CORPORATION

1169-545

LONG, BLACK & GASTON

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

S C
JUL 1 1982
SLEY

KNOW ALL MEN BY THESE PRESENTS, that COTHRAN AND DARBY BUILDERS, 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

SEVENTY FOUR THOUSAND DOLLARS AND NO/100----- 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 EUGENE EDWIN SUND, his heirs and assigns forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on Tanager Circle, near the City of Greenville, South Carolina, and being designated as Patio Home Lot No. 52, on plat of SUGAR CREEK VILLAS, PHASE II, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7X at Page 79 and having, according to a more recent survey prepared by Freeland and Associates, dated June 30, 1982, such metes and bounds as appear thereon.

THIS is the same property conveyed to the Grantor herein by deed of Trendsetter Development Company, Inc., dated December 2nd, 1981, and recorded in the RMC office for Greenville County in Deed Book 1159 at Page 39 on December 2, 1981.

THIS conveyance is subject to all restrictions, setback lines, zoning ordinances, roadways, easements and rights-of-way, if any, affecting the above described property.

Grantee's Address:
52 Tanager Circle
Greer, S. C.

-11-195-534.7-1-86



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 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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or 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 authorized officers, this 30th day of June 19 82.

SIGNED, sealed and delivered in the presence of

Cothran and Darby Builders, Inc. (SEAL)

A Corporation
By: ELLIS L. DARBY, JR., PRESIDENT

President

Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as its 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 30th day of June 19 82.

Notary Public for South Carolina.
My commission expires: 10-02-91

RECORDED this JUL 1 1982 at 1:31 P. M., No. 97

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