

RECORDED
GREENVILLE, CO. S. C.
JUN 9 4 47 PM '72
GREENVILLE, S. C.
OFFICE FARNSWORTH
R. M. C.

TITLE TO REAL ESTATE—Hubert E. Nolin, Attorney at Law,

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE • }

KNOW ALL MEN BY THESE PRESENTS, that I, ISABEL W. ERWIN,

One Dollar and portion of consideration as set forth in deed in consideration of dated March 5, 1972 from Marion J. Erwin, et al to Melvin K. Younts, his heirs and assigns, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto MELVIN K. YOUNTS, His Heirs and Assigns, Forever: Dollars,

ALL that piece, parcel or lot of land, lying, being and situate in the County of Greenville, containing 42.79 acres, more or less, and being more particularly described in accordance with a Plat entitled "Erwin Estate" by Carolina Surveying Company, dated January 20, 1972, and being described as the following metes and bounds, to wit:

BEGINNING on the Western edge of Hewitt Road and running thence S. 63-30 W. 1082.4 feet to an iron pin; thence S. 80-0 W. 627 feet to a point; thence S. 13-0 W. 224.4 feet to an iron pin; thence N. 60-33 W. 526.5 feet to an iron pin; thence along a joint line with the Fountain Inn-Simpsonville Country Club, N. 61-0 W. 363.5 feet to a point; thence along the line of the Fountain Inn-Simpsonville Country Club; N. 13-50 E. 519.98 feet to an iron pin; thence N. 82-13 E. 2,074.02 feet to an iron pin on the edge of Hewitt Road; thence N. 12-14 E. 156.4 feet to a point in the center of Hewitt Road; thence along the center of Hewitt Road, N. 28-33 E. 180.6 feet to a point; thence continuing on the center of said Road, N. 14-45 E. 149.00 feet to a point; thence leaving said Road, S. 82-30 E. 319 feet to an iron pin; thence S. 17-38 W. 378.04 feet to an iron pin; thence S. 15-30 W. 479.8 feet to the point of beginning.

This property is bounded on the North by lands of J. C. Hewitt, on the East by lands of H. B. Cooper, on the South by lands of the B. A. Thackston Estate, and the West by the Fountain Inn-Simpsonville Country Club.

This property is conveyed subject to easements, rights of way and restrictions of record.

THIS BEING the same property as conveyed to Marion J. Erwin, Arthur M. Erwin, Henry B. Erwin, Jr. and Oliver G. Erwin by R. R. Edwards by deed dated May 2, 1966. Henry B. Erwin, Jr. departed this life leaving as his sole heirs at law his wife, Isabel W. Erwin, Grantor herein, and two minor sons, Joseph Arnold Erwin and Thomas Anthony Erwin. Grantor herein conveys her interest to Grantee and the two minor's interest is conveyed to Grantee by deed from Frank P. McGowan, Jr., Master in Equity, dated June 6, 1972 and to be recorded in the R.M.C. Office for Greenville County.

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(s) do(es) hereby bind the grantor(s) and the grantor's(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(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 6 day of June 19 72

Isabel W. Erwin (SEAL)

SIGNED, sealed and delivered in the presence of:

Hubert E. Nolin (SEAL)
Geraldine Helch (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 6 day of June 19 72

Hubert E. Nolin (SEAL) *Geraldine Helch*

Notary Public for South Carolina.
My Commission Expires: July 14, 1977.

STATE OF SOUTH CAROLINA } NO RENUNCIATION OF DOWER : GRANTOR IS A WOMAN
COUNTY OF

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

day of 19

Notary Public for South Carolina. (SEAL)

RECORDED this 9th day of June 19 72 at 4:47 P. M., No. 33720

65-555-E 1-3 (NOTE)