

TITLE TO REAL ESTATE-Prepared by PYLE & PYLE, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C.

AUG 21 2 52 PM '73

KNOW ALL MEN BY THESE PRESENTS, that THE ERVIN COMPANY  
A Corporation chartered under the laws of the State of Delaware

and having a principal place of business at

Charlotte, State of North Carolina, in consideration of Thirty Six Thousand One  
Hundred and no/100 (\$36,100.00) ----- 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

SAMUEL LEE PHELPS and BETTY A. PHELPS, their heirs and assigns,  
forever:

All that piece, parcel or lot of land situate, lying and being in Greenville County,  
South Carolina, being shown and designated as Lot 26 of Meadowood Subdivision,  
plat of which is recorded in the R. M. C. Office for Greenville County in Plat  
Book 4N at Page 25, and according to said plat, having the following metes and  
bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Woodgreen Drive at the  
joint front corner of lots 25 and 26 and thence with the common line of said lots,  
N. 54-43 E. 160 feet to an iron pin; thence S. 35-17 E., 130.6 feet to an iron pin on  
Meadowood Drive; thence with Meadowood Drive, S. 48-08 W., 136.06 feet to an  
iron pin; thence N. 83-35 W., 33.3 feet to an iron pin on Woodgreen Drive; thence  
with Woodgreen Drive, N. 37-17 W. 124.1 feet to the point of beginning.

799-M6.2-1-283

This conveyance is subject to all restrictions, set back lines, roadways, easements,  
and rights-of-way, if any, appearing of record, on the premises or on the recorded  
plat, which affect the property hereinabove described.



7300  
Greenville County  
Stamps Paid \$ 40.15  
Act No. 330 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(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 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 16th day of August 19 73.

THE ERVIN COMPANY

SIGNED, sealed and delivered in the presence of:

*[Signatures]*

A Corporation By: *[Signature]* (SEAL)

Vice President

Asst. Secretary

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 16th day of August 19 73.

Notary Public for South Carolina.

My Commission Expires: 11/18/80

RECORDED this 21st day of August 19 73, at 2:52 P. M., No. 5387