

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAY 13 2 45 PM '71
OLLIE FARNSWORTH
R. M. C.

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-Three Thousand, Five Hundred and No/100-----(\$33,500.00)-----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 --Bruce M. Sanborn and Betty G. Sanborn, 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 18, Section One of Pelham Woods, plat of which is duly recorded in the R.M.C. Office for Greenville County in Plat Book 4F at Page 33, reference to said plat being hereby craved for a more particular description.

This conveyance is subject to all restrictions, setback 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.



County
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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 13 day of May 1971.

SIGNED, sealed and delivered in the presence of:

Wm. E. Mullif
Harle C. Ferguson

THE ERVIN COMPANY (SEAL)
A Corporation
By: *Paul Helms*
President
Josephine J. Johnson
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 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 13th day of May 1971.

Sarah L. Jones (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/18/80

Wm. E. Mullif

RECORDED this 14th day of May 1971, at 2:45 P. M., No. #27145

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