

FILED
GREENVILLE CO. S. C.

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TITLE TO REAL ESTATE—Prepared by PYLE & PYLE, Attorneys at Law, Greenville, S. C.
DUNNIE S. TARNER SLET
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 Thousand, Nine
Hundred and No/100 (\$30,900.00)----- 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 James F. Ballenger and Judy P. Ballenger, their heirs and assigns,
forever:

ALL that piece, parcel or lot of land situate, lying and being in
Greenville County, State of South Carolina, shown and designated as
Lot 39, Mountainbrooke Subdivision, plat of which is recorded in
the R.M.C. Office for Greenville County, South Carolina in Plat
Book 4-F, Page 47, and having, according to said plat, the following
metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of of Crosscreek Lane
at the joint front corner of Lots 38 and 39 and running thence along
the common line of said lots N. 48-00-50 W. 200 feet to an iron pin;
thence S. 41-59-10 W. 90 feet to an iron pin; thence S. 48-00-50 E.
200 feet to an iron pin on Crosscreek Lane; thence with Crosscreek
Lane N. 41-59-10 E. 90 feet to the point of beginning.

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.



Greenville County
Stamps
Paid \$ 34.10
Act No. 333 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 4th day of June 1973.

SIGNED, sealed and delivered in the presence of:

THE ERVIN COMPANY (SEAL)

A Corporation
By:

Shirley R. Jameson
Dunnie S. Tarnerslet

W. Paul
PRESIDENT as Vice President
Miss Smith
SECRETARY as Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FROSTATE

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 4th day of June 19 73.

Shirley R. Jameson (SEAL)
Notary Public for South Carolina. (1)

My Commission Expires: 12/17/78

RECORDED this 5th day of June 19 73, at 2:21 P.M., No. 35057