

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUL 23 11 36 AM '74
DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that YB Developers, Inc., formerly YBH Development Co., 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

Six Thousand, Six Hundred Two and 50/100 (\$6,602.50) Dollars-----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 L. and Karen D. Anderson, their heirs and assigns forever,

All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in the Town of Mauldin, being known and designated as Lot 141 on plat of Forrester Woods Section II, recorded in the R. M. C. Office for Greenville County in Plat Book 4X at Page 64, prepared by Carolina Engineering & Surveying Co.

Beginning at a point on Crepe Myrtle Court, the joint front corner of Lots 140 and 141 and running thence with Crepe Myrtle Court N. 11-13 E. 85 feet to a point; thence turning and running N. 56-13 E. 35.4 feet to a point along Royal Oak Road; thence running with said road S. 78-47 E. 125 feet to a point along said road; thence turning and running S. 11-13 W. 110 feet to a point the joint rear corner of lots 140 and 141; thence turning and running N. 78-47 W. 150 feet to the point of beginning.

It is the intention of the grantor to apply to the Greenville County Planning Commission to close that portion of Royal Oak Road lying east of Crepe Myrtle Court. Upon the approval of the Planning Commission and acceptance by said commission of the revised plat depicting this closure, and grantor herein shall convey to the grantee herein that small triangular parcel which will give Lot 141 frontage on Crepe Myrtle Court of approximately 110 feet and a depth along the northern boundary of said lot of approximately 150 feet.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s) or on the premises.

The name YBH Development Co., Inc., a South Carolina corporation was changed to YB Developers, Inc., by Articles of Amendment filed May 19, 1972, with the Secretary of State of South Carolina.

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 27th day of June, 1974

SIGNED, sealed and delivered in the presence of:

W. Daniel Tankersley
Denise Drage

YB Developers, Inc., formerly YBH Development Co., Inc. (SEAL)
A Corporation

By: *W. D. Tankersley*
President

Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

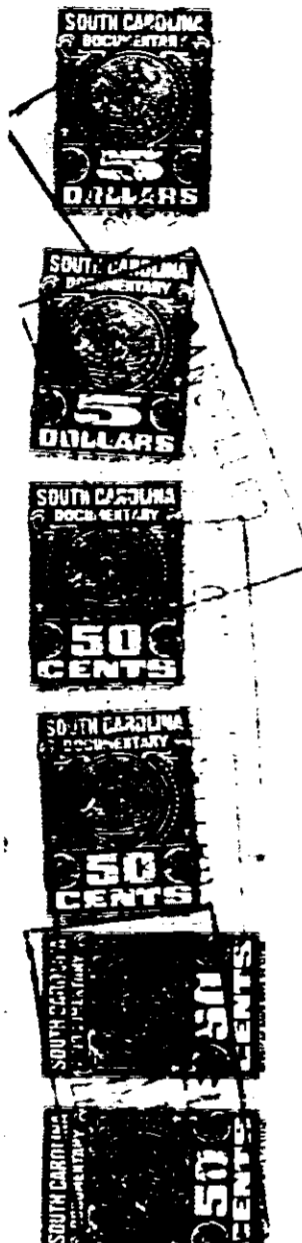
Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27th day of June, 1974
W. Daniel Tankersley (SEAL)
Notary Public for South Carolina
my commission expires 5/24/83

Denise Drage

RECORDED this _____ day of _____ 19____, at _____ M., No. 2169

Greenville County
SEALS 270



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