

112 Yellow Wood Court
Simpsonville, S.C. 29681

Position 5

va 1043 PAGE 808

Form FHA-SC-427-3
(Rev. 4-30-71)

UNITED STATES DEPARTMENT OF AGRICULTURE
FARMERS HOME ADMINISTRATION
Columbia, South Carolina

FILED
GREENVILLE CO. S. C.
Sep 30 2 40 PM '76
DORRIS S. FARMER
R.M.C.

WARRANTY DEED

(Jointly for Life With Remainder to Survivor)
(FOR PURCHASE)

THIS WARRANTY DEED, made this 30th day of September, 19 76,
between Artistic Builders, Inc.
of Pickens County, State of South Carolina, Grantor(s);
and Otis B. Phillips and Paulette S. Phillips
of Greenville County, State of South Carolina, Grantee(s);

WITNESSETH: That the said grantor(s) for and in consideration of the sum of Twenty-three Thousand,
One Hundred and No/100----- Dollars (\$ 23,100.00),

to it in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, has

granted, bargained, sold and conveyed and by these presents do es grant, bargain,
sell and convey unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the
survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of

reversion, the following described land, lying and being in the County of Greenville,
State of South Carolina, to-wit:

ALL that certain piece, parcel or lot of land, situate, lying and being
in the State of South Carolina, County of Greenville, in the Town of
Simpsonville, Austin Township, being known and designated as Lot 636,
on the South side of Yellow Wood Court, Westwood Subdivision, Section VI,
Sheet 1 of 2, made by Piedmont Engineers and Architects, and recorded
in the RMC Office for Greenville County, South Carolina, in Plat Book
4-X at Page 100, and having, according to said plat, the following metes
and bounds, to-wit:

BEGINNING at an iron pin on the South side of Yellow Wood Court at the
joint corner of Lots 636 and 637 and runs thence along the line of
Lot 637, S. 60-03 E. 170 feet to an iron pin; thence S. 20-08 E. 45
feet to an iron pin; thence along the line of Lot 635, S. 66-51 W.
162.45 feet to an iron pin; thence along the line of Lot 625, N. 15-08
W. 156.68 feet to an iron pin on the South side of Yellow Wood Court;
thence with the curve of Yellow Wood Court (the chord being N. 49-06
E. 25 feet) to an iron pin; thence continuing with the curve of said
Court (the chord being N. 19-30 E. 25 feet) to the beginning corner.

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