

TITLE TO REAL ESTATE - Offices of **WILLIAM B. JAMES**, Attorney at Law, 114 Williams Street, Greenville, S. C.
GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEC 4 1 34 PM '84
DONNIE S. JANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **PREFERRED HOMES, 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 **One Dollar (\$1.00)** Dollars, and the premises the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto **John L. Biediger, his heirs and assigns forever:**

ALL that piece, parcel or lot of land situate, lying and being on the northern side of Meadowview Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as a portion of Lot No. 12 of a subdivision known as The Meadows, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 5-P at Page 75 and having, according to more recent surveys by James R. Freeland, RLS, the following metes and bounds, to-wit:

-11-276-T31-1-25.1 NOTE

BEGINNING at an iron pin on the northern side of Meadowview Drive at the joint front corner of the tract to be conveyed and property heretofore conveyed to David R. and Deborah F. Hall, now owned by the Grantee herein, and running thence with the northern side of said Drive N. 83-50 W. 3.1 feet to an iron pin; running thence N. 0-46 W. 39.7 feet to an iron pin; running thence N. 26-46 W. 131.8 feet to an iron pin at the joint rear corner of Lots Nos. 12 and 11 on plat of The Meadows; running thence N. 62-19 E. 52.6 feet to an iron pin at the rear corner of property heretofore conveyed to Hall, now owned by the Grantee herein; running thence with the joint line of said tracts S. 5-09 E. 184.8 feet to an iron pin, point of beginning.

THIS property is conveyed subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the subject property.

THIS is a portion of the property conveyed to the Grantor herein by United Development Services, Inc. by deed dated May 16, 1980, and recorded in the R.M.C. Office for Greenville County May 16, 1980, in Deed Book 1125 at Page 954.

Grantee's address: 110 Meadowview Drive
Taylors, SC 29687

together with all and singular the rights, numbers, 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 **30th** day of **November** 19 **84**

SIGNED, sealed and delivered in the presence of: **PREFERRED HOMES, INC.** (SEAL)
A Corporation
By: *[Signature]*
President
[Signature]
Secretary

STATE OF SOUTH CAROLINA PROBATE
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 **30th** day of **November** 19 **84**
[Signature] (SEAL) *[Signature]*
Notary Public for South Carolina

RECORDED this **4th** day of **Dec.** 19 **84** at **1:34** P. M. No. **16846**
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