

TITLE TO REAL ESTATE—Prepared by RAINEY, FANT & HORTON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, MAY 13 2 30 PM 1968 GREENVILLE COUNTY

County Stamps Paid \$ 1.65 See Act No.380 Section 1

OLLIE ... Know All Men by These Presents:

That We, William Stephen Bralley and Cynthia A. Bralley in the State aforesaid,

in consideration of the sum of One Thousand Two Hundred and No/100 (\$1,200.00)----DOLLARS, and assumption of the mortgage referred to below. to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Ben Shirley James, his Heirs and Assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being known and designated as Lot 169, Section 2, as shown on a plat entitled Oak Crest, said plat being recorded in the RMC Office for Greenville County in Plat Book "GG", pages 130 and 131, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the southwestern side of Maryland Avenue, joint front corner of Lots 168 and 169 and running thence S 66-45 E 152.9 feet to a point; thence running S 16-29 W 20.8 feet to a point; thence tunning S 25-24 W 51.3 feet to a point; thence running S 57-24 W 50.1 feet to a point, joint rear corner of Lots 169 and 170; thence running N 48-45 W 145 feet to an iron pin on Maryland Avenue; thence running N 32-15 E 70 feet to the point of beginning.

This is the same property conveyed to us by deed of Philip N. Brownstein of Washington, D. C., as Federal Housing Commissioner, dated April 27, 1964, recorded in the RMC Office for Greenville County, S. C., in Deed Book 748, Page 165.

The Grantee assume and agree to pay that mortgage given by William Stephen Bralley and Cynthia A. Brally on April 30, 1964, in the original amount of \$11,000.00, recorded in the RMC Office in Mortgage Book 957, Page 359, given to Cameron-Brown Company, on which there remains unpaid a principal balance of \$10,323.05.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights of ways, if any, affecting the above described property.

Grantee to pay 1968 taxes.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 8th day of May in the year of our Lord One Thousand Nine Hundred and sixty eight

Signed, Sealed and Delivered in the Presence of

Ann R. Reid
Patrick C. Fant, Jr.



William S. Bralley (Seal)
William Stephen Bralley (Seal)
Cynthia A. Bralley (Seal)

State of South Carolina, } Greenville County

Personally appeared before me Ann R. Reid



and made oath that she saw the within named grantor(s) William Stephen Bralley and Cynthia A. Bralley deliver the within written deed, and that she, with Patrick C. Fant, Jr. their sign, seal and as their act and deed witnessed the execution thereof.

Sworn to before me this 8th day of May, A. D. 19 68
Patrick C. Fant, Jr. (Seal)
Notary Public for South Carolina
My commission expires: 1-1-70

Ann R. Reid

State of South Carolina, } Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant, Jr., a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Cynthia A. Bralley wife of the within named William Stephen Bralley did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto Ben Shirley James, his Heirs and Assigns, all her interest and estate,

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 8th day of May, A. D. 19 68
Patrick C. Fant, Jr. (Seal)
Notary Public for South Carolina
My commission expires: 1-1-70
Cancelled documentary stamps attached: S. C. \$; U. S. \$

Cynthia A. Bralley
Cynthia A. Bralley

Recorded this 13, day of May, 19 68, at 2:36 P. M., No. 29322

262-1-142-191