

Talmadge M. Gray
Leonia P. Gray
214 Lowndes Avenue
Greenville
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

VOL 1040 PAGE 480

JUL 30 2 10 PM '76

KNOW ALL MEN BY THESE PRESENTS, that I, Charles W. Bennett
R.M.C.

in consideration of Four Thousand, Six Hundred & Fifty Six & 61/100 (\$4,656.61) Dollars,
and assumption of mortgage as set forth below
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto Talmadge M. Gray and Leonia P. Gray, their heirs and assigns:

All that piece, parcel or lot of land in the County of Greenville, State of
South Carolina, situate, lying and being on the southern side of Lowndes Avenue,
being shown and designated as Lot No. 28 on a plat of ELLESTON ACRES section B,
dated April 4, 1958 made by Clifford C. Jones and recorded in the RMC office for
Greenville County, S. C. in plat book QQ page 5, reference to which is hereby
craved for the metes and bounds thereof.

- 519 - 193.1 - 5 - 23

This being the identical property conveyed to the grantor herein by
deed of Hugh E. Anderson and Marie Anderson, dated November 6, 1975
and recorded in Greenville County Deed Book 1026 at Page 968.

This conveyance is subject to all restrictions, setback lines, roadways,
zoning ordinances, easements and rights of ways, if any, affecting the
above described property.

As part of the consideration for this conveyance, the grantees hereby
assume and agree to pay the balance of that mortgage from Hugh E.
Anderson and Marie Anderson to First Federal Savings and Loan Associa-
tion, in the original amount of \$31,300.00, recorded February 25, 1974,
in Greenville County REM Volume 1302 at Page 589, on which there is
a balance due of \$30,743.39.



10.00
Greenville County
Stamps
Paid \$ 5.50
Act No. 380 Sec. 1

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining; 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(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators
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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 30 day of

SIGNED, sealed and delivered in the presence of:

Kathryn D. Cunningham
Larry H. Cooke

July 30, 1976
Charles W. Bennett (SEAL)
Charles W. Bennett (SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named
grantor(s) sign, seal and as the grantor's(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 30 day of July 1976
Larry H. Cooke (SEAL)
Notary Public for South Carolina.

Kathryn D. Cunningham

My commission expires 9/29/81

STATE OF SOUTH CAROLINA }
COUNTY OF }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the
undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-
tate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this
30 day of July 1976
Larry H. Cooke (SEAL)
Notary Public for South Carolina.

Shirley J. Bennett

My commission expires 9/29/81

RECORDED this JUL 30 1976 day of at 2:10 P. M., No. 2963

0480

4328 RV-2