

101 Ellesmere Dr.  
Greenville, S.C.  
State of South Carolina  
COUNTY OF ANDERSON  
GREENVILLE

TITLE TO REAL ESTATE

NOV 24 1976  
NOV 18 1976  
DONNIE S. TANKERSLEY  
10:10  
406  
1046  
891

KNOW ALL MEN BY THESE PRESENTS That I, Benjamin R. Stephens

in the State aforesaid,  
in consideration of the sum of One and No/100 (\$1.00) Dollars,  
and in consideration of the assumption of the mortgage, and in exchange of other lands,  
to me in hand paid of and before the sealing of these presents by Dianne M. Stephens  
(the receipt whereof  
is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto  
Dianne M. Stephens, her heirs and assigns, forever, all my interest in and to:

"All that certain piece, parcel, or lot of land with the buildings and  
improvements thereon, lying and being on the northwesterly side of Ellesmere  
Drive; near the City of Greenville, South Carolina, and being designated as  
Lot No. 248 on a plat entitled "Del Norte Estates, Section II", as recorded  
in the R. M. C. Office for Greenville County, South Carolina, in Plat Book  
4N, pages 12 and 13, and having, according to said plat, the following metes  
and bounds, to wit:

BEGINNING at an iron pin on the northwesterly side of Ellesmere Drive,  
joint front corner of Lots 247 and 248 and running thence along the common  
line of said lots North 46-30, West 127 feet to an iron pin in the rear line  
of Lot 241; thence along the rear line of Lots 241 and 240, South 43-30, West  
100 feet to an iron pin, joint rear corner of Lots 248 and 249; thence along  
the common line of said lots South 46-30, East 127 feet to an iron pin on  
Ellesmere Drive; thence along said Drive North 43-30, East 100 feet to an iron  
pin, the point of beginning.

- 200-538.10-1-248 NOTED

This is the same lot of land conveyed unto Benjamin R. Stephens and Dianne  
M. Stephens by deed of Thomas R. Brennan and Maureen B. Brennan, dated August  
15, 1973, and recorded on August 20, 1973, duly of record in the R. M. C. Office  
for Greenville County, South Carolina, in Deed Book 982, at Page 102.

This conveyance is made subject to restrictions appearing in Deed Book 921,  
at Page 442, Deed Book 858, at Page 451, and Deed Book 867, at Page 575, set-  
back lines, roadways, easements and rights-of-ways, if any affecting the above  
described property.

The Grantee, by acceptance of this Deed, agrees to assume the mortgage  
payments of the mortgage currently existing upon the above house and lot.

Grantee's mailing address: 101 Ellesmere Dr., Greenville, S. C.

82420V18C

250M

82526

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 said Dianne M. Stephens,  
her Heirs and Assigns for-  
ever. And -I- do hereby bind myself and my Heirs, Executors and Administrators to  
warrant and forever defend all and singular the said premises unto the said Dianne M. Stephens, her  
Heirs and Assigns against me and my  
Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.  
Witness -my- hand and seal this 12th day of October in the year  
of our Lord One Thousand Nine Hundred and Seventy-six, in the Two Hundredth  
and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of  
Debra P. Roach

Benjamin R. Stephens (Seal)  
Benjamin R. Stephens (Seal)  
(Seal)

STATE OF SOUTH CAROLINA, } Personally appeared before me Debra P. Roach  
COUNTY OF ANDERSON } and made oath that she saw the within named Benjamin R. Stephens---  
sign, seal and as his act and deed deliver the with-  
in written deed, and that she, with J. Calhoun Pruitt, Jr., witnessed the execution thereof.

Sworn to before me this 12th day of October, A. D. 1976  
Debra P. Roach  
Debra P. Roach  
Notary Public for South Carolina My Commission Expires 8/16 1981

STATE OF SOUTH CAROLINA, } NO RENUNCIATION OF DOWER NECESSARY - GRANTEE WIFE OF GRANTOR  
COUNTY OF ANDERSON } I, \_\_\_\_\_, Notary Public for  
South Carolina, do hereby certify unto all whom it may concern, that Mrs  
wife of the within named \_\_\_\_\_ 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 the within named  
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 \_\_\_\_\_

day of \_\_\_\_\_, A. D. 19\_\_\_\_  
(Seal)  
Notary Public for South Carolina My Commission Expires \_\_\_\_\_ 19\_\_\_\_

State Tax stamps: \$ \_\_\_\_\_; Federal Tax stamps: \$ \_\_\_\_\_  
Filed and recorded NOV 18 1976, 19\_\_\_\_, 11:30 A. M. RE-RECORDED NOV 26 '76 11:16:3  
10754 C. C. C. P.

4328 RV-2