



Know All Men by These Presents:

That I, Frank Guffee, of Greenville County, in the State aforesaid, in consideration of the sum of Eight Hundred, Seventy-Five and No/100 - - (\$ 875.00) - - DOLLARS, and the assumption of mortgage set out 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 grantees, Charles G. Benson and Virginia S. Benson, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, Greenville Township, being known and designated as a portion of Lot No. 1 of the property of Tom W. and Elsie Tucker as shown on plat thereof prepared by Pickell & Pickell, Engineers, April 2, 1954, and recorded in the R.M.C. office for Greenville County in Plat Book HH, at page 112, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of a county road, now known as Princess Avenue, and formerly known as Edgewood Drive, the joint front corner of Lots Nos. 1 and 2, and running thence along the joint line of said lots, S. 78-28 E. 200 feet to an iron pin in the joint line of said lots; thence on a line through Lot No. 1, N. 20-20 E. 100 feet to an iron pin; thence on another line through Lot No. 1, N. 78-28 W. 200 feet to an iron pin on the eastern side of said Princess Avenue, which pin is 495 feet from the intersection of Princess Avenue and Welcome Road; thence along the eastern side of Princess Avenue, S. 20-20 W. 100 feet to the beginning corner; being the same conveyed to me by William Thad Tucker by deed dated April 6, 1955, and recorded in the R. M. C. office for Greenville County in Vol. 522 , page 338.

The grantees herein expressly assume and agree to pay the balance due on a certain note and mortgage executed by the grantor on April 6, 1955 in the original sum of \$8400.00 in favor of First Federal Savings and Loan Association of Greenville, recorded in the R. M. C. office for Greenville County in Mortgage Book 633, at page 355, on which there is a balance due of \$8,045.96 as of this date.

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 their 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 14th day of November in the year of our Lord One Thousand Nine Hundred and Fifty-Six.

Signed, Sealed and Delivered in the Presence of  
Mary S. Martin }  
Bill B. Bogerman }  
Frank Guffee (Seal)  
(Seal)  
(Seal)  
(Seal)

State of South Carolina }  
COUNTY OF Greenville } Personally appeared before me Mary S. Martin  
and made oath that she saw the within named grantor(s) Frank Guffee  
sign, seal and as his act and deed deliver the within  
written deed, and that she, with Bill B. Bogerman witnessed the execution thereof.

Sworn to before me this 14th day of November, A. D., 19 56.  
Bill B. Bogerman (Seal)  
Notary Public for South Carolina }  
Mary S. Martin

State of South Carolina }  
COUNTY OF Greenville } RENUNCIATION OF DOWER  
I, Bill B. Bogerman, Notary Public, do hereby certify  
unto all whom it may concern, that Mrs. Janette B. Guffee  
wife of the within named Frank Guffee  
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 Charles G. Benson and Virginia S. Benson, their 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 14th day of November, A. D., 19 56.  
Bill B. Bogerman (Seal)  
Notary Public for South Carolina }  
Janette B. Guffee

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$  
Recorded this 15th day of November 19 56, at 2:05 P. M., No. 28634  
242-6-210