

STATE OF SOUTH CAROLINA,

BOOK 678 PAGE 457

GREENVILLE COUNTY

JUL 26 11 22 AM '61

Know All Men by These Presents:

That I, John W. Riley, Jr.

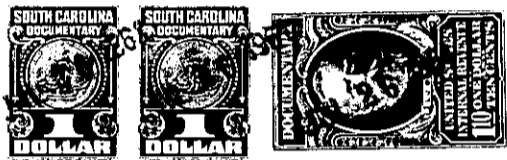
in consideration of the sum of Seven Hundred Sixteen & 48/100 (\$716.48) in the State aforesaid, and assumption of mortgage to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released; and by these presents do grant, bargain, sell and release unto the said

Irby S. Elrod and Elizabeth M. Elrod,

All that lot of land in the city of Greenville, county of Greenville, state of South Carolina, known and designated as Lot No. 108 on plat of Augusta Circle subdivision recorded in the RMC Office for Greenville County, S. C.; in plat book F, page 23, said lot having a frontage of 51.45 feet on the southeast side of West Faris Road, a depth of 157.7 feet on the south side, a depth of 148.5 feet on the north side and a rear width of 50 feet.

This is the same lot conveyed to grantor by Ruby H. Kennemore, by deed recorded July 15, 1958 in deed volume 602 page 84 of the RMC Office for Greenville County, S. C. and is conveyed subject to restrictions recorded in deed book 96 page 427.

The grantees assume and agree to pay that certain mortgage given by grantor to Aiken Loan & Security Company in the original amount of \$8,700.00 recorded in the RMC Office for Greenville County in mortgage volume 752 page 471, on which there is a balance due of \$8,166.53.



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 26 day of July in the year of our Lord One Thousand Nine Hundred and sixty-one.

Signed, Sealed and Delivered in the Presence of

W.W. Wilkins
Lustina Cox

John W. Riley, Jr. (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, }
Greenville County }

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) John W. Riley, Jr. sign, seal and as his act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 26 day of July, A. D. 19 61
W.W. Wilkins (Seal)
Notary Public for South Carolina

Genobia Cox (Seal)

State of South Carolina, }
Greenville County }

RENUNCIATION OF DOWER

I, W. W. Wilkins Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ann G. Riley wife of the within named John W. Riley, Jr. 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 Irby S. Elrod and Elizabeth M. Elrod, 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 26 day of July, A. D. 19 61
W.W. Wilkins (Seal)
Notary Public for South Carolina

Ann G. Riley (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 26th day of July 19 61, at 11:22 A.M., M. No. #2674

215-12-11