

717 Seven Oaks Drive Greenville S.C. 29605
TITLE TO REAL ESTATE - Offices of Haynesworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1124 PAGE 381

KNOW ALL MEN BY THESE PRESENTS, that HARRY B. USSERY AND BARBARA L. USSERY

in consideration of Seventy Five Thousand Two Hundred Seventy and 19/100ths (\$75,270.19)--Dollars, and assumption of Mortgage as hereinbelow set forth, to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto JAMES J. O'GRADY AND EILEEN A. O'GRADY, their Heirs and Assigns forever:

ALL that lot of land in the State of South Carolina, County of Greenville, in Gantt Township, situate on the southern side of East Seven Oaks Drive, and being shown and designated as Lot 98 on plat of Section II, Chanticleer, recorded in Plat Book JJJ at Page 71, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of East Seven Oaks Drive, joint front corner of Lots 97 and 98, and running thence with the line of Lot 97, S. 42-41 W., 167 feet to pin; thence S. 51-53 E., 120.45 feet to pin at rear corner of Lot 99; thence with the line of Lot 99, N. 42-41 E., 157.5 feet to pin on East Seven Oaks Drive; thence with the southern side of said Drive, N. 47-19 W., 120 feet to the point of beginning.

14-156-WG-1.3-1-116

This being the same property conveyed to Grantors herein by deed of Neville P. Lewis and Isabelle E. Lewis dated December 15, 1976, recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1047, Page 927, on December 15, 1976.

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

As a part of the consideration for this conveyance, the Grantors herein assume and agree to pay that certain note and mortgage heretofore executed unto Fidelity Federal Savings and Loan Association dated December 15, 1976, recorded December 15, 1976, in the RMC Office for Greenville County, South Carolina, in Mortgage Book 1385 at Page 242, and having a principle balance of \$64,729.81.

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together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; 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 person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 21 day of April, 1980.

SIGNED, sealed and delivered in the presence of:

Sherry M. Bird
Mary R. Johnson

Harry B. Ussey (SEAL)
Barbara L. Ussey (SEAL)

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GREENVILLE COUNTY
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83.05

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 21st day of April, 1980.

Mary R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires 5-9-89

Sherry M. Bird

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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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

21st day of April, 1980.
Mary R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires 5-9-89

Barbara L. Ussey

RECORDED this 21 day of APR 21 1980 at 2:54 P. M., No. 31061

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