

219 Oakwood Court, Mauldin, SC 29662  
Riley, Riley, Laws & Stewart

TITLE TO REAL ESTATE—Offices of Public Records, Greenville, S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

DEC 22 1982  
42 PM '82  
CO. S. C.

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KNOW ALL MEN BY THESE PRESENTS, that Alain Benat and Anne Marie Benat,

in consideration of—Forty-three Thousand Seven Hundred Fifty-Nine & 55/100 (\$43,759.55)--- Dollars.

PLUS assumption of mortgage (see 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 George W. Morris, III and Ruth E. Morris, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land lying and being in the state of South Carolina, county of Greenville being shown and designated as Lot No. 13 on a plat of Forrester Woods, Section 7, prepared by R. B. Bruce, Surveyor, dated February 12, 1975, recorded in the RMC Office for Greenville County on March 31, 1976 in plat book 5P at page 21, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Oakwood Court at the joint front corner of lots 12 and 13 and running along the common line of said lots S. 57-38 E. 124.5 feet to an iron pin at the joint rear corner of said lots; thence along the rear of lot 13 S. 31-03 W. 180 feet to an iron pin at the joint rear corner of lots 13 and 14; thence along the common line of said lots N. 19-42 W. 174.8 feet to an iron pin on the eastern side of Oakwood Court; thence along the curve of Oakwood Court the following courses and distances, to-wit: N. 65-36 E. 40 feet to an iron pin; N. 15-30 E. 40 feet to an iron pin being the point of beginning.

15 (799) M 9.2 -1-117

This is the same property conveyed to the grantors herein by deed of Danco, Inc. which deed was recorded in the RMC Office for Greenville County in Deed Volume 1088 at Page 76 dated September 18, 1978.

As a portion of the consideration herein the Grantees assume and agree to pay that mortgage given to South Carolina Federal Savings and Loan Association in the original amount of \$56,000.00, recorded in the RMC Office for Greenville County, S.C. September 19, 1978 in Mortgage Book 1444 at Page 666. The balance to be assumed is \$54,240.45.

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 27 day of December, 1982.

SIGNED, sealed and delivered in the presence of:

*[Handwritten signatures]* (SEAL)  
Alain Benat (SEAL)  
Anne Marie Benat (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 27th day of December 1982.  
*[Handwritten signature]* (SEAL)  
Notary Public for South Carolina 7/29/90  
My commission expires:

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

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

27 day of December 1982  
*[Handwritten signature]* (SEAL)  
Anne Marie Benat

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ at \_\_\_\_\_ M. No. \_\_\_\_\_

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