-Prepared by RAINEY, FANT & HORTON, Ffor Bys of Land Chien and S. C.

For True Consideration See Affidavit

OLLIE FARNSWURTH

Book 28

GREENVILLE COUNTY

R. M.C. Know All Men by These Presents:

That JOHN M. FLYNN

in the State aforesaid, ---- DOLLARS,

in consideration of the sum of Ten and no/100 (\$10.00)-----and other valuable consideration 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 JUNIOR C. ELLISON AND PHYLLIS J. ELLISON. Their Heirs and Assigns, Forever:

ALL that lot of land with the buildings and improvements thereon situate in Greenville County, S. C., being known and designated as Lot No. 70 of WELLINGTON GREEN, SECTION TWO, as shown on plat thereof recorded in the RMC Office for Greenville County, S. C. in Plat Book YY, Page 117, and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the Eastern side of Kenilworth Drive at the joint front corner of Lots Nos. 70 and 71 and running thence along the line of Lot No. 71 N 80-0 E. 175.0 feet to an iron pin; thence S. 10-0 E. 100 feet to an iron pin at the joint rear corner of Lots Nos. 69 and 70; thence along the line of Lot No. 69 S. 80-0 W. 175 feet to an iron pin on the Eastern side of Kenilworth Drive; thence along Kenilworth Drive N. 10-0 W. 100 feet to the beginning corner.

The Grantees herein assume and agree to pay in full that mortgage given by John M. Flynn to Carolina Federal Savings and Loan Association of Greenville in the original amount of \$19,500.00, dated December 29, 1966, recorded in the RMC Office for Greenville County in Mortgage Book 1047, Page 279, on which there remains unpaid a principal balance of \$19,607.25.

This is the same property conveyed to me by deed of J. Louis Coward Construction Co. Inc. on September 30, 1966, recorded in the RMC Office in Deed Book 808, Page 126.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements, and rights-of-way, if any affecting the above described property.

Grantees to pay 1967 taxes.

TOCETHER 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, Heirs and Assigns forever. their

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.

of our Lord One Thousand Nine Hundred and

Witness the grantor's(s') hand

31st this Sixty Seven

and seal

day of

in the year

Signed, Sealed and Delivered in the Presence of

any O. Co





State of South Carolina,

Greenville County

Personally appeared before me

Nancy O. Collins

and made oath that She saw the within named grantor(s) deliver the within written deed, and that She, with

John M. Flynn sign, seal and as Nancy T. Allsep

act and deed witnessed the execution thereof.

Sworn to before me this_____31st____ January , A. D. 19 67 Notary Publicator South Carolina llsep (Seal)

State of South Carolina,

RENUNCIATIÓN OF DOWER

Greenville County

Nancy T. Allsep

Notary Public, do hereby certify $\sqrt{}$

Madelyn C. Flynn unto all whom it may concern, that Mrs. John M. Flynn 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 whomspever, renounce, release, and forever relinquish unto Junior C. Ellison and Phyllis J. Ellison / 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___31st____ lay of January , A. D. 19 67 (Seal) (Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$_. Recorded this 8th/, day of February 19 67, at 11:10 A. M., No. 19107