

OCT 22 2 40 PM '70

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAPMAN & BROWN, P. A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLETT PARK NORTH  
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that **DEMPSEY REAL ESTATE CO., INC.**  
A Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at  
Greenville, State of South Carolina, in consideration of **Five Thousand Five Hundred and No/100----**  
**AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW (\$5,500.00)** Dollars,  
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and  
release unto **GENE K. POWELL & VIRGINIA S. POWELL, their heirs and assigns forever:**

ALL that piece, parcel or lot of land together with buildings and improvements  
situate, lying and being at the Northwestern corner of the intersection of  
Coolbrook Drive with Fleetwood Drive, in Greenville County, South Carolina,  
being shown and designated as Lot No. 19 on a Plat of **MAGNOLIA ACRES**, made by  
Piedmont Engineering Services, dated February, 1955, and recorded in the RMC  
Office for Greenville County, S. C., in Plat Book **GG**, page 133, reference to  
which is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Grantor by deed of Curtis Orden  
Bostic recorded in Deed Book 873, page 507, and is hereby conveyed subject to  
rights of way, easements, conditions, public roads and restrictive covenants  
reserved on plats and other instruments of public record and actually existing  
on the ground affecting said property.

As a part of the consideration for this deed the Grantees assume and agree to pay  
in full the indebtedness due on a note and mortgage given to General Mortgage Com-  
pany, dated April 4, 1963, recorded April 4, 1963, in Mortgage Book 917, page 593,  
on which there remains due a present balance of \$12,221.31.

As a further part of the consideration for this deed, the Grantor assigns and  
transfers to the Grantees all right, title and interest in and to any escrow de-  
posits maintained by the above named mortgagee in connection with the mortgage  
loan referred to above.

GRANTEES agree to pay Greenville County property taxes for the tax year 1970 and  
subsequent years..



County  
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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 does hereby bind itself and its successors 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 of any  
part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly au-  
thorized officers, this **22nd** day of **October**, 19 **70**.

SIGNED, sealed and delivered in the presence of:  
**DEMPSEY REAL ESTATE CO., INC.,** (SEAL)  
A Corporation  
By: Ray T. Dempsey  
President Ray T. Dempsey  
John M. Dillard  
Frances B. Holtzclaw

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-  
poration, by its duly authorized officers, sign, seal and as the grantor'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 **22nd** day of **October**, 19 **70**.  
Frances B. Holtzclaw (SEAL) John M. Dillard  
Notary Public for South Carolina, **Frances B. Holtzclaw** **John M. Dillard**  
My commission expires **9/15/79**

RECORDED this **22nd** day of **October**, 19 **70**, at **2:40 P.** M., No. **#9679**

146-31-1-10