

Grantees Mailing Address: 2028 Cleveland Street
Greenville, S. C.

1983-310

TITLE TO REAL ESTATE—Offices of Board of Commissioners of Law Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Michael J. Beinor and Martha Wild Beinor

in consideration of Thirty Four Thousand One Hundred and 40/100 (\$34,100.40)----- Dollars,
plus assumption of mortgage as set out 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 Myrtle Weaver Talton, her heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 2A, Section E of a subdivision known as Gower Estates according to a plat thereof recorded in the RMC Office for Greenville County in Plat Book 4-E at Page 71, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Cleveland Street, joint front corner of Lot 2-A and 2-B, thence with the common line of said lots S. 72-42 W. 332 feet to an iron pin, thence N. 27-18 W. 165.15 feet to an iron pin, joint rear corner of Lot 2-A and 3-A, thence with the common line of said lots N. 81-08 E. 279.8 feet to an iron pin on the western side of Cleveland Street, thence along the western side of said street, S. 9-19 E. 108 feet to an iron pin, the point and place of BEGINNING.

-599-270.1-1-69.1

The Grantees herein expressly assume and agree to pay the balance due on a certain note and mortgage executed by Michael J. Beinor and Martha W. Beinor on the 9th day of April, 1976, in the original sum of \$67,000.00, in favor of First Federal Savings and Loan Association of Greenville, recorded in the R.M.C. Office for Greenville County in Mortgage Book 1365 at Page 28, on which there is a balance due of \$65,849.60 as of this date.

This being the same property conveyed to the grantor herein by deed of George G. Cope and Tanya J. Cope dated April 9, 1976 and recorded in the R.M.C. Office for Greenville County on April 16, 1976 in Deed Book 1034 at Page 819.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements as may appear of record, on the recorded plat(s) or on the premises.

And the grantor(s) do 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 14th day of July 1978

SIGNED, sealed and delivered in the presence of:

Patrick H. Gray
Jorda W. Derty

Michael J. Beinor (SEAL)
Michael J. Beinor
Martha Wild Beinor (SEAL)
Martha Wild Beinor
(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) execute 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.

Subscribed to me this 14th day of July 1978

Patrick H. Gray (SEAL)
Notary Public for South Carolina 11-19-79
My Comm. Expires

Jorda W. Derty

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 witnesses 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

14th day of July 1978
Patrick H. Gray (SEAL)
Notary Public for South Carolina 11-19-79
My Comm. Expires

Martha Wild Beinor
Martha Wild Beinor

RECORDED this 17 day of July 1978 at 4:20 P.M.

270.1-1-69.1

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