

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

FEB 23 10 25 AM 1961

Know All Men by These Presents:

That I, JAMES C. BALENTINE in the State aforesaid,
in consideration of the sum of One Thousand Four Hundred Five and No/100---- DOLLARS,
AND ASSUMPTION OF MORTGAGE REFERRED TO BELOW
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 DEMPSEY STEPHENS and NELL O. STEPHENS, their heirs and assigns, forever:

ALL that lot of land situate on the West side of Woodberry Lane and on the South-west side of Timber Lane, near the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 20 on Plat of Hollyvale Subdivision, made by Dalton & Neves, Engineer, August, 1951, recorded in the RMC Office for Greenville County, S. C., in Plat Book Y, page 131, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the West side of Woodberry Lane, at joint corner of Lots 19 and 20, and running thence with the line of Lot 19, N. 67-44 W., 245.4 to an iron pin; thence N. 8-07 E., 90.4 feet to an iron pin; thence N. 45-42 E., 182.4 feet to an iron pin on the Southwest side of Timber Lane; thence with Timber Lane, S. 32-39 E., 201.8 feet to an iron pin; thence with the curve of Timber Lane and Woodberry Lane, (the chord being S. 12-40 E., 40 feet) to an iron pin on the West side of Woodberry Lane; thence with Woodberry Lane, S. 12-29 W., 40 feet to an iron pin; thence continuing with Woodberry Lane, S. 22-16 W., 66 feet to the point of beginning.

THIS is the same property conveyed to me by deed of Dewey M. Hamby, dated October 28, 1958, recorded in the RMC Office for Greenville County, S. C. in Deed Book 618, page 208.

THE Grantees herein assume and agree to pay the balance due on that mortgage in the amount of \$1,645 given by me this date to Mabel Folk, to be recorded, and on which there remains due a balance of \$1,545.00.
GRANTEES to pay 1961 taxes.

TOGETHER 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, and their Heirs and Assigns forever.

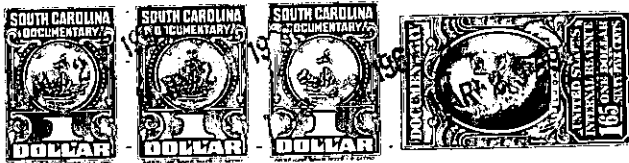
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee(s)' Heirs and Assigns against the grantor(s) and the grantor(s)' Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)' hand and seal this 28th day of February in the year of our Lord One Thousand Nine Hundred and sixty-one

Signed, Sealed and Delivered in the Presence of

Mildred R. Turner (Seal)

Patrick C. Fant (Seal)



State of South Carolina,
Greenville County

Personally appeared before me Mildred R. Turner

and made oath that she saw the within named grantor(s) James C. Balentine
deliver the within written deed, and that she, with Patrick C. Fant sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 28th day of February, A. D. 1961.

Patrick C. Fant (Seal)
Notary Public for South Carolina

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Marie F. Balentine
wife of the within named James C. Balentine
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 whomsoever, renounce, release, and forever relinquish unto Dempsey Stephens and Nell O. Stephens, their
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 28th day of February, A. D. 1961.

Patrick C. Fant (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 29th day of March 1961 at 10:26 A. M., No. 23915

PBB-1-48