

Grantees' Address: 109 Benjamin Avenue
Greer, SC 29651

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

JUL 22 1 25 PM '77

DONNIE S. TANKERSLEY
R.M.C.

EDWARDS, WOOD AND REESE
Attorneys-at-Law
P. O. Box 126
Greer, SC 29651

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KNOWN ALL MEN BY THESE PRESENTS, that We, James A. Edwards, Jr. and Marlene B. Edwards

in consideration of --Thirty-one Thousand Five Hundred and no/100ths (\$31,500.00)----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

William B. Taylor, Jr. and Martha Taylor, their heirs and assigns, forever:

ALL that certain parcel or lot of land situated on the north side of Benjamin Avenue, about one mile southward from the City of Greer, Chick Springs Township, Greenville County, South Carolina, and being Lot No. 26 in BROOKHAVEN, property of the Dobson Estate, according to survey and plat by H. S. Brockman, Registered Surveyor, dated December 12, 1957, amended September 1, 1959, recorded in Plat Book RR at Page 41 in the R.M.C. Office for Greenville County, South Carolina. Reference is hereby made to said plat for a more complete property description.

DERIVATION: See deed of Frank McElrath and Frances M. Tucker to James A. Edwards, Jr. and Marlene B. Edwards as recorded August 25, 1965 in Deed Book 780 at Page 601 in the R.M.C. Office for Greenville County, South Carolina.

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



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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 20th day of July 19 77

SIGNED, sealed and delivered in the presence of:

Robin D. Smith
Selma C. Bishop

James A. Edwards, Jr. (SEAL)
JAMES A. EDWARDS, JR. (SEAL)

Marlene B. Edwards (SEAL)
MARLENE B. EDWARDS (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20th day of July 19 77

Selma C. Bishop (SEAL)
Notary Public for South Carolina
My commission expires: 5/16/87

Robin D. Smith

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, 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 20th day of July 19 77

Selma C. Bishop (SEAL)
Notary Public for South Carolina
My commission expires: 5/16/87

Marlene B. Edwards
MARLENE B. EDWARDS

RECORDED this 22nd day of July 19 77 at 1:25 P/ M. No.

4328 RV.2