

Grantees' mailing address: Mr. Marvin Benson, 231 North 4th Street,
Newark, New Jersey 07107

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that I, Ella G. Rogers,

in consideration of One and no/100 (\$1.00) ----- 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 Marvin Benson and James P. Benson, their heirs and assigns, forever:

All my interest in and to all that piece, parcel or lot of land in Greenville County, State of South Carolina, and more specifically designated as being located on the Southeast side of Spartanburg Street (formerly known as Old Spartanburg Road) and beginning at a point on said Spartanburg Street 70 feet from the property designated as Love Property, joint corner of a lot previously sold to Lizzie Chandler Bolden and running thence with the Bolden line, S. 32-21 E. 205 feet to an iron pin; thence N. 51-45 E. 40 feet to an iron pin; thence along line of property formerly belonging to Arthur Black, N. 32-31 W. 205 feet to an iron pin on the Southeast side of Spartanburg Street; thence with said Street, S. 51-45 W. 40 feet to the point of beginning.

15(500) 190-1-25(NOTE)

This is the same property conveyed to Julia Benson by deed of Arthur Black, dated April 23, 1952, and recorded in Deed Book 455, page 272, RMC Office for Greenville County. The grantor intends to convey any and all interest which she has acquired by intestate descent from her mother, Julia Benson, her father, Odell Benson, and her brother, Johnnie Odell Benson, in the real estate and improvements located at 311 Spartanburg Street, Greenville, South Carolina. For a reference to the Estates of Julia Benson and Johnnie Odell Benson, see Apartment 1488, File 10, and Apartment 1692, File 22, Probate Court, Greenville County.

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(s) do(es) 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 27th day of July, 1982

SIGNED, sealed and delivered in the presence of:

Tracy Mason
Rosuan Barker

Ella G. Rogers (SEAL)

(SEAL)
(SEAL)
(SEAL)
(SEAL)

STATE OF ~~NEW YORK~~ NEW YORK
COUNTY OF Kings

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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 27 day of July
[Signature] (SEAL)
Notary Public for ~~NEW YORK~~ New York
My commission expires _____

19 82 AN TELL
Notary Public, State of New York
No. 24-929775
Qualified in Kings County
Comm. Expires March 30, 1984

Rosuan Barker

STATE OF SOUTH CAROLINA
COUNTY OF _____

RENUNCIATION OF DOWER
NOT NECESSARY - FEMALE GRANTOR

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 or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of _____ 19 _____

Notary Public for South Carolina.

My commission expires _____

RECORDED AUG 11 1982 10 _____ at 10:22 A. M., No. _____

4328 RV 27