

5M-9-57
TITLE OF REAL ESTATE - Form 137 1/2 - W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Know All Men by These Presents:

That Richard Louis Sefton and Eugenia Shealy Sefton in the State aforesaid,
in consideration of the sum of Four Hundred and no/100 DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

Jimmie Avery Ray and June Fay R. Ray, their heirs and assigns forever:

All that lot of land in the County of Greenville, State of South Carolina, near the City of Greenville, situate on the southeastern side of North Estate Drive in Gantt Township, shown as lot 57 on plat of Crestwood, Inc., made by J. C. Hill, Surveyor, February 28, 1949, and recorded in plat book S at page 189, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southeastern side of North Estate Drive at the joint front corner of lots 56 and 57, and running thence with lot 56, S 59-40 E, 132.2 feet to an iron pin; thence S 54-45 W, 37.4 feet to an iron pin; thence S 8-00 W, 22.6 feet to an iron pin; thence with the line of lot 58, N 66-45 W, 139.5 feet to an iron pin on the southeastern side of North Estate Drive; thence along said Drive, N 40-35 E, 75 feet to the beginning corner, and being the same property conveyed to us in deed book 623 at page 35.

The grantees assume and agree to pay that mortgage to General Mortgage Co., executed by Sam David Coffey, the balance of which is \$7,528.09.



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(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(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 31st day of July in the year of our Lord One Thousand Nine Hundred and Sixty-One.

Signed, Sealed and Delivered in the Presence of

Charles W. Spence
Jan L. Young

Richard Louis Sefton (Seal)
Eugenia Shealy Sefton (Seal)

State of South Carolina

Personally appeared before me Jan L. Young

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and made oath that he saw the within named grantor(s) Richard Louis and Eugenia Shealy Sefton sign, seal and as their act and deed deliver the within written deed, and that he, with Charles W. Spence witnessed the execution thereof.

Sworn to before me this 31st day of July, A. D., 1961.
Charles W. Spence (Seal)
Notary Public for South Carolina

Jan L. Young

State of South Carolina

RENUNCIATION OF DOWER

I, Charles W. Spence Notary Public, do hereby certify

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unto all whom it may concern, that Mrs. Eugenia Shealy Sefton wife of the within named Richard Louis Sefton 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 Jimmie Avery & June Fay R. Ray, 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 31st day of July, A. D., 1961.
Charles W. Spence (Seal)
Notary Public for South Carolina

Eugenia Shealy Sefton

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 31st day of July 19 61, at 3:35 P.M., No. 3077.

379-4-19