

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, JAMES C. BALENTINE, One Hundred and Ninety Two and 46/100 in the State aforesaid, in consideration of the sum of Two Thousand/Ninety Two and 46/100 DOLLARS, and assumption of the 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 FRANKLIN R. HALSTEAD, his heirs and assigns, forever:

ALL that piece, parcel, or lot of land situate, lying and being in the State of South Carolina, County of Greenville, known and designated as Lot No. 4, according to a plat made by J. C. Hill, Surveyor, November 11, 1949, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "V", at Page 97, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of Merrill Road, joint front corner of Lots Nos. 3 and 4, and running thence N. 56-45 E., 196.5 feet to an iron pin; joint rear corner of said Lots Nos. 3 and 4; thence N. 66-0 W., 154.5 feet to an iron pin, joint rear corner of Lots Nos. 4 and 5; thence S. 40-0 W., 142.5 feet to an iron pin, joint front corner of Lots Nos. 4 and 5; thence S. 49-45 E., 90 feet to the point of beginning; being the same premises conveyed to the grantor herein by deed of LeRoy Snyder, dated July 20, 1962, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 704, Page 12.

The plat hereinabove referred to is entitled "Poplar Valley, Sub-division of J. Frank Williams", and the road is also known as Murrell Road.

Grantee herein assumes and agrees to pay that mortgage given by James C. Balentine to First Federal Savings & Loan Association of Greenville, S. C., in the original amount of \$2,000.00, dated July 20, 1962, and recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Book 896, Page 371, on which there remains unpaid a principal balance of \$1,757.54.

Grantee to pay 1963 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 his 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 S and seal S this 13th day of April in the year of our Lord One Thousand Nine Hundred and sixty three.

Signed, Sealed and Delivered in the Presence of

James C. Balentine (Seal)
Patrick C. Fant, Jr. (Seal)
Patrick C. Fant (Seal)
South Carolina Documentary Stamps (Seal)

State of South Carolina, Greenville County

Personally appeared before me Patrick C. Fant, Jr.,

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

Sworn to before me this 13th day of April, A. D. 1963
Patrick C. Fant (Seal)
Notary Public for South Carolina

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant, A, 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 Franklin R. Halstead, his 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 13th day of April, A. D. 1963
Patrick C. Fant (Seal)
Marie F. Balentine

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 15th day of April 1963, at 11:57 A. M., No. 26195

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