

2601 Wade Hampton Blvd.  
Greenville, SC

TITLE TO REAL ESTATE -- Prepared by BOUTON & BOUTON, Attorneys at Law, Greenville, S. C.  
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

SEP 8 4 48 PM '78  
DORRIS S. TANNERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that ROY GRAMLING AND MURIEL S. GRAMLING

For True Consideration See Affidavit

Book 40 Page 606

in consideration of TEN (\$10.00) AND OTHER VALUABLE CONSIDERATIONS: the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JAMES LARRY SMITH AND BILLIE R. BENFIELD, THEIR HEIRS AND ASSIGNS:

ALL that certain piece, parcel or lot of land situate, lying and being in Saluda Township, Greenville County, South Carolina, containing 46.68 acres, more or less, according to a plat of land of Lee Berts Bristol, prepared by C. Ashley Abel, RLS, on February 13, 1973, and having the courses and distances set forth fully on said plat. The aforesaid plat being recorded in the RMC Office for Greenville County in Plat Book 4-Y at Page 72, and said tract being bounded by property of others as follows: Logging Road and McGee on the North; Altie H. Gosnell on the East and South; and Blue Ridge Scout Council and Carl McGrady Howard on the West.

THIS conveyance is made subject to any and all restrictions, easements, rights of way, setback lines or zoning ordinances that may appear of record, on the recorded plat(s) or on the premises.

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THIS being the same property conveyed to the Grantors herein by a certain deed of Daniel B. Lockman, Jr., recorded in the RMC Office for Greenville County on September 3, 1974 in Deed Book 1006 at Page 152.

AS part of the consideration hereto, the Grantees assume and agree to pay the remaining balance due on a certain mortgage in favor of The Federal Land Bank of Columbia, recorded in the RMC Office for Greenville County on September 3, 1974, in Mortgage Book 1321 at Page 495, with a present balance due of \$ \_\_\_\_\_.

STATE OF SOUTH CAROLINA DOCUMENTARY TAX COMMISSION SEP-8-78 STAMP TAX 36.00 GREENVILLE COUNTY DOCUMENTARY TAX SEP-8-78 PA. 1981 19.80

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) 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 7th day of September 1978.

SIGNED, sealed and delivered in the presence of:

Walter H. Hughes  
Sam R. Stephenson

ROY GRAMLING (SEAL)  
MURIEL S. GRAMLING (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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 7th day of September 1978.

Sam R. Stephenson (SEAL)  
Notary Public for South Carolina.

Walter H. Hughes

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 or 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 7th day of September 1978.

Sam R. Stephenson (SEAL)  
Notary Public for South Carolina 10-24-83

MURIEL S. GRAMLING

RECORDED this SEP 8 1978 at 4:48 P. M. No. 7850

GREENVILLE COUNTY  
NOTARY PUBLIC  
WALTER H. HUGHES  
8/16

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