

STATE OF SOUTH CAROLINA } FILED  
COUNTY OF GREENVILLE } CO. S. C.

Grantees' Address: 1135 Pine 617  
220 Vintage Avenue  
Greenville, SC 29607

OCT 17 2 52 PM '80

KNOW ALL MEN BY THESE PRESENTS, that I, SANDRA T. BEHANNA, individually and as Executrix of the Estate of Evelyn B. Townsend, Deceased,

in consideration of Fourteen Thousand, Eight Hundred Twenty-Two and 07/100 (\$14,822.07)--- 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 RONALD KENNETH TOWNSEND AND FRANCES REBECCA TOWNSEND, their heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being on the western side of Vintage Avenue (formerly West View Avenue), in the City of Greenville, County of Greenville, State of South Carolina and known and designated as Lot No. 18, Block H, Section 4 of a subdivision known as East Highland Estates, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book K at Pages 78, 79 and 80, and having such metes and bounds as shown thereon.

This being the same property conveyed to Henry B. Townsend and Evelyn B. Townsend by deed of W. N. Leslie, Inc., dated August 31, 1965 and recorded on August 31, 1965 in Deed Volume 781 at Page 205. Henry B. Townsend died testate December 21, 1979 and as shown by record of his estate filed in Apartment 1589 at File 4 in the Probate Court for Greenville County, he devised his entire estate to his wife, Evelyn B. Townsend. The said Evelyn B. Townsend died testate May 11, 1980 and as shown by record of her estate filed in Apartment 1607 at File 5, she devised all of her estate to her two children, Sandra T. Behanna and Ronald K. Townsend. The said Sandra T. Behanna was appointed executrix of the estate of Evelyn B. Townsend with full power of sale of real estate in the estate of Evelyn B. Townsend.

Grantees herein jointly and severally hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Henry B. Townsend and Evelyn B. Townsend and delivered to Cameron Brown Company in the amount of \$10,900.00 dated August 31, 1965 and that certain mortgage securing said Promissory Note of even date therewith, upon the property conveyed in the mortgage, which mortgage is recorded in Book 1006 at Page 141 in the R.M.C. Office for Greenville County, South Carolina, including, but not limited to, the obligation to repay the debt, with an assumption balance of \$ 7,379.87

Sandra T. Behanna executes this deed individually to convey her one-half interest in the property and as executrix of the estate of Evelyn B. Townsend under the powers designated therein.

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 10th day of

October, 1978

SIGNED, sealed and delivered in the presence of:

*Richard A. Moore*  
*Judith A. Belsham*

*Sandra T. Behanna* (SEAL)  
Sandra T. Behanna, individually and as  
Executrix of the Estate of Evelyn B. Townsend, Deceased (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY TAX STAMP \$ 30.00

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 10th day of October 1978  
*Richard A. Moore* (SEAL)  
Notary Public for South Carolina  
My commission expires:

*Judith A. Belsham* (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

NOT NECESSARY, GRANTOR IS A WOMAN  
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  
day of 1978  
Notary Public for South Carolina.  
My commission expires:

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
★ OCT 17 '80 \$ 16.50

RECORDED this 17 1980 day of 19 at 2:52 P. M. No. 12716

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