

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, William Benson,

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 Township, Greenville County, State of South Carolina, on the old Spartanburg Road, and having the following metes and bounds:

Beginning at an iron pipe on the Old Spartanburg Road, adjoining property formerly belonging to Love; thence with the line of said property, S. 32-21 E. 168 feet to an iron pipe; thence N. 83-00 E. 35 feet to a point at the Southeast corner of the boundary line of the property; thence along the boundary line of said property N. 32-21 W. 184 feet, more or less, to a point on the Old Spartanburg Road at the Northeast corner of said property; thence along said Old Spartanburg Road, S. 51-45 W. 35 feet to the beginning corner.

This is the same property conveyed to Julia Benson by deed of Hattie Sue Bowens Knuckles, dated March 10, 1956, and recorded in Deed Book 547, page 339, RMC Office for Greenville County. The grantor intends to convey any and all interest which he has acquired by intestate descent from his mother, Julia Benson, his father, Odell Benson, and his 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.

15(500) 190-1-8.3

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 15th day of July, 1982.

SIGNED, sealed and delivered in the presence of:

William Benson (SEAL)

Cynthia W. Paines (SEAL)

James M. Ray (SEAL)

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

SWORN to before me this 15th day of July, 1982

James M. Ray (SEAL)
Notary Public for South Carolina.

My commission expires 1-21-91

Cynthia W. Paines

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER
NOT NECESSARY - GRANTOR IS NOT MARRIED

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

(SEAL)
Notary Public for South Carolina.

My commission expires

RECORDED this 21 day of July, 1982, at 11:33 A.M., No.

4328 RV.2