

MORTGAGE OF REAL ESTATE—Office of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

JAN 20 8 55 AM 1959

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OFFICE OF THE CLERK OF COURT
WITH MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

John F. Osteen and Gertie Lee Osteen (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Peoples National Bank of Greenville, S. C. (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

SIXTEEN HUNDRED AND NO/100----- DOLLARS (\$ 1600.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid:

\$100.00 on principal on April 19, 1959 and a like payment of \$100.00 on principal quarterly thereafter, with interest from date at the rate of six per cent per annum, to be computed and paid quarterly until paid in full.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, containing approximately 19 acres in Paris Mountain Township, and being shown as the major portion of tract No. 1 on a plat made by W. A. Hester, December 10, 1939, the original tract containing 20 acres, and being more particularly described as follows:

BEGINNING at an iron pin in the Northern line of the 20 acre tract, which pin is 214 ft. (3.24 chs.) N. 71 1/2 W. from Blackberry Road, and running thence N. 71 1/2 W. 8.66 chs. to stone; thence N. 49 W. 24.40 chs. to stone; thence S. 33 1/2 W. 8.60 chs. to iron pin; thence S. 59 E. 20.60 chs. to small pine; thence S. 71 1/2 E. 11.88-7/10 chs. to pin; (which pin is 156 feet. N. 71 1/2 W. 2.36 chs. from Blackberry Valley Road); thence in a northerly direction to the point of beginning.

Being the same property conveyed to the Mortgagors by deed of M. H. Sammons to be recorded herewith.

ALSO: All that certain piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, containing 36.2 acres, more or less, being known and designated as Tract No. 4 and a portion of Tracts Nos. 2 and 3, according to a plat made by W. A. Hester, June 9, 1925, recorded in Plat Book G at page 16, which plat is a subdivision of Tract No. 1 of the James M. Hodgens land, according to a plat recorded in Plat Book F at page 292, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the Blackberry Valley Road, which pin is the southeastern corner of Tract No. 4 and running thence with Blackberry Valley Road in a Northeasterly direction 10.75 chains to an iron pin, joint front corner of Tracts Nos. 1 and 2 and running thence with joint line of said tracts N. 71 1/2 W. 14.25 chains to a stake; thence in a line through Tracts Nos. 2 and 3, N. 59 W. 20.60 chains to a stake in rear line of Tract No. 3; thence along rear line of Tracts Nos. 3 and 4; S. 33 1/2 W. 6.61 chains to an iron pin; thence S. 41 1/2 E. 20.20 chains to an iron pin; thence S. 79-3/4 E. 15.15 chains to an iron pin; thence S. 46-3/4 E. 1.70 chains to the beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

Being the same property conveyed to the mortgagors by deed recorded in Deed Book 329 at page 37.

For Release Part tract 1 (19 acres) See Deed Book 642 Page 454 deed to S. Perry Burchett, et al.

PAID AND SANCED BY THIS
THE 2nd March 1960

W. J. Owens att
Marshall C. Pickens
Mary Penn Saines

SATISFIED AND CANCELLED OF RECORD
BY DAY OF Mar 1960
Ollie Zarnesworth
R. M. G. FOR GREENVILLE COUNTY, S. C.
AT 10:05 O'CLOCK A. M. NO. 2444