

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Plains Development Co. (hereinafter referred to as Mortgagor). SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Jeff R. Richardson, Jr. (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 Seven Thousand Five Hundred and No/100 ----- DOLLARS (\$ 7,500.00), with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid:

Payable on or before six months from date, with interest thereon from date at the rate of six per cent, per annum, to be computed and paid at maturity, 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, in the Town of Simpsonville, being known and designated as property of Plains Development Company, recorded in Plat Book RR at page 39, and having according to said plat the following:

BEGINNING at an iron pin on the Northern side of Curtis Street at the corner of property of Farmers Bank and running thence with Curtis Street, S. 65-09 W. 44.15 feet; thence N. 24-49 W. 96.4 feet to an iron pin; thence S. 65-06 W. 70.1 feet to an iron pin; thence N. 24-49 W. 88.4 feet to an iron pin; thence N. 25-09 W. 100 feet to an iron pin; thence S. 65-11 W. 149.6 feet to an iron pin on Maple Street; thence with Maple Street N. 23-03 W. 240.4 feet to an iron pin; thence with College Street, N. 67-36 E. 301.4 feet to an iron pin on Railroad Street; thence with said Railroad Street, S. 23-49 E. 274.2 feet to an iron pin; thence S. 67-55 W. 23.4 feet to an iron pin; thence N. 41-05 W. 30.3 feet to an iron pin; thence N. 54-35 W. 18.9 feet to an iron pin; thence S. 65-11 W. 30.1 feet to an iron pin; thence S. 51-58 E. 132.1 feet to an iron pin; thence S. 36-00 E. 31 feet to an iron pin on Railroad Street; thence with Railroad Street, S. 23-23 E. 56.3 feet to an iron pin at the corner of property of Farmers Bank; thence S. 65-19 W. 34.1 feet to an iron pin; thence continuing along Farmers Bank property, S. 24-49 E. 80.3 feet to point of Beginning.

The execution of this mortgage and the note which it secures has been authorized by the Board of Directors of Plains Development Co. by proper resolution.

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.

*paid in full
May 25, 1962*

Jeff R. Richardson, Jr.

*Witness
Clifford H. Bledley*

SAID DEED AND CANCELLED OF RECORD
26 DAY OF May 19 62
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10 O'CLOCK A. M. NO. 29283