

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 869 PAGE 507

FILED
SEP 26 1961 A.M.



MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We J. D. Melton and Faye L. Melton
(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville R. M. 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 Three Hundred Fifty and No/100 --
Dollars (\$ 350.00) due and payable

One year after date

with interest thereon from date at the rate of (6) per centum per annum, to be paid annually, in advance

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, Austin Township, on the South east side of a county road leading into the Jonesville Road, known and designated as lot No. 9 on a plat of property of S. T. Holland, said plat of record in the office of the R.M.C. for Greenville County, S. C. in Plat Book "W", Page 103, and being more fully described as follows:

BEGINNING at an iron pin on line of Melton and running thence S. 36-20 E. 261 feet to an iron pin; thence N. 53-40 E. 97.5 feet to an iron pin; thence N. 36-20 W. 239 feet to an iron pin on road; thence along road S. 66-25 W. 100 feet to the beginning corner.

The above described lot being the same lot conveyed to mortgagors by Russell D. Carlton and Margaret S. Carlton by deed recorded in Vol. 540 at page 22 in the Greenville County R. M. C. Office.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Paid in Full 9-29-61
The Farmers Bank of Simpsonville, Simpsonville, S. C.
Per: [Signature]
President - Cashier

Witness
[Signature]
[Signature]

SATISFIED AND CANCELED OF RECORD
DAY OF SEP 27 1961
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:55 A.M. CLERK R. M. C.