

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

REC. DEED CO. S.C.
DEC 14 9 51 AM 1961
CLERK R.M.C.

BOOK 876 PAGE 595

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Glenn R. Smith

(hereinafter referred to as Mortgagor) is well and truly indebted unto Edgar L. Atkins

(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 and 00/100----- Dollars (\$ 300.00) due and payable

six(6) months from date

with interest thereon from date at the rate of _____ per centum per annum, to be paid: according to terms and stipulations on said note.

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, and being situate in Paris Mountain Township, State and County aforesaid, known further as a part of the A.M. Burdine and Caroline D. Burdine Estate and in the subdivision as Tract Number Three, adjoining land of, or formerly of John Shockley, Tract No. 2 and Tract No. 4:

Beginning on an iron pin in a branch corner of Tract No. 4 thence running N. 71 1/2 E. 16.80 chains to an iron pin on John Shockley line; thence N. 10 1/2 E. 6.75 chains to an iron pin; thence S. 78 1/2 W. 17.40 chains to an iron pin; thence S. 23 1/2 E. 2.00 chains to poplar X3 on on branch; thence down the meanders of branch to the beginning corner, and contains 10 acres the same more or less, together with all rights of ways, roads and easements, for the benefit of said land.

This is the same property that was conveyed Mortgagee, herein, by deed of Walker V. Rochester, dated May 14, 1960 and recorded in the R.M.C. Office for Greenville County, Book of Deed 650 at page 494. Further reference is made to plat of this property made by J.C. Hill, November 16, 1961, entitled Property of Edgar L. Atkins, Greenville, S.C.

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 on the 11th day of Feb. 1962
\$300.00 Three Hundred Dollars*

Edgar L. Atkins

Witness:

Jesse M. Ray

SATISFIED AND CANCELLED OF RECORD

10 DAY OF *March* 1962
Oliver Garrison
R. M. C. FOR GREENVILLE COUNTY, S. C.
7:42 CLOCK A.M. NO. *22304*