

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JAN 3 1962 A.M.

BOOK 878 PAGE 213

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



WHEREAS, we, Lillie Wilson and Grady Wilson

Mrs. Ollie Farnsworth
R. M. C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville

(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 Five Thousand and No/100 ---

Dollars (\$ 5,000.00) due and payable

in monthly installments of 65.71 per month commencing December 10, 1961 and a like amount on the same day of each succeeding month until paid in full

with interest thereon from date at the rate of six(6) per centum per annum, to be paid: monthly

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee'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, Butler Township, being a portion of tract No. 1 of the Walter Wilson Estate in Plat Book 00 at page 88 and being described according to plat entitled Grady Wilson made by R. B. Bruce dated November, 1960 and recorded in Plat Book ___ at page ___ and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwestern intersection of the Roper Mountain Road and Interstate Highway No. 85 and running thence along highway 85, S. 53-30 W. 259.5 feet to an iron pin in the center of the old Roper Mountain Road; thence following the center of said road along its curver, the shords and distances being as follows: S. 80-18 E. 100 ft.; S. 74-37 E. 100 feet; N. 87-39 E. 100 feet; N. 77-33 E. 100 feet; N. 64-10 E. 108.9 feet to an iron pin in the center of Old Roper Mountain Road and on the Southern boundary of Roper Mountain Road; thence N. 63-26 W. along the southern boundary of Roper Mountain Road 137 feet to an iron pin; thence along said road N. 56-58 W. 176 feet to the point of beginning.

A life estate was conveyed to Grady Wilson in deed book 591 at page 132 by Lillie Wilson who holds the remainder by deed book 403 at page 403.

Together with all and singular rights, members, herditaments, 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

3/23/63

The Farmers Bank of Simpsonville, Simpsonville, S. C.

Per: D. S. Brantley
President - Cashier

Witness

Ann W. Huggins
Edith Dandridge

SATISFIED AND CANCELED OF RECORD
21 DAY OF May 1963
R.M.C. F.R. GREENVILLE COUNTY, S. C.
AT 2:30 O'CLOCK P.M. NO. 29986