

STATE OF SOUTH CAROLINA
COUNTY OF Greenville



D. C. 888 PAGE 217

WHEREAS, I, Allen Luther Byars

(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 Three Hundred Twenty Eight and 20/100 --

Dollars (\$ 328.20 ..) due and payable

\$ Twenty Seven and 35/100 (27.35) per month beginning on Apr. 27, 1962

with interest thereon from date at the rate of six(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 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, O'Neal Township, located on the West side of State Highway Number S 135 and being known as all of lot number THIRTY TWO (32) on a plat entitled "Washington Heights" made by H. S. Brockman, Surveyor, dated July 31, 1956 and recorded in plat book LL page 55, Greenville County R. M. C. Office and having the following metes and bounds, to wit:

BEGINNING at a stake on the West side of said highway at the corner of F. D. Clary property and running thence N. 56-30 W., 251.5 feet along said property to the rear corner of lot 30; thence N. 29-54 E., 100 feet along the East side of lot 30 to corner of lot 31; thence S. 56-30 E. along the South side of lot 31 to a stake on the West side of said highway; thence S. 18-20 W., 100 feet along said highway to the beginning corner.

This is the same property conveyed to mortgagors by H. T. Howell, Jr. by deed recorded in Deed Book 630 at page 75 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.

June 26 1962
Ollie Farnsworth
R. M. C. Office
No. 12 Greenville County R. M. C. Office

5-12-62
The Farmers Bank of Simpsonville, S. C.
D. L. Bramlett, Jr.

Ann W. Hughes
Betty B. Chandler