

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

FILED  
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE

BQM 890 PAGE 401

MAY 21 10 40 A.M. 1962 THESE PRESENTS MAY CONCERN

OLLIE FAANSWORTH  
R.M.C.

WHEREAS, I, Marion S. Gilbert

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. P. Traynham

(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

Eighteen Hundred Ninety and no/100----- Dollars (\$ 1890.00 ) due and payable

on or before November 1, 1962.

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

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 shown as lot No. 50 on a plat of Club View Heights recorded in the R.M.C. Office for Greenville County in Plat Book GG, Page 145 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Traynham Boulevard at the joint front corner of Lots 49 and 50 and running thence with the common line of said lots S. 62-52 W. 108.5 feet to an iron pin; thence with the common line of Lots 50 and 51 N. 82-35 W. 115.7 feet to an iron pin on the southeasterly side of Furman View Drive; thence with said Drive the following metes and bounds, to-wit: N. 21-19 E. 54.7 feet; N. 49-02 E. 54.8 feet; N. 62-52 E. 84.8 feet to an iron pin; thence around a curve at the intersection of Furman View Drive and Traynham Boulevard, the chord of which is S. 72-08 E. 35.4 feet to an iron pin on the southwesterly side of Traynham Boulevard; thence with said Boulevard S. 27-08 E. 90 feet to the point of beginning.

The above lot is conveyed subject to the recorded restrictions applicable to Club View Heights recorded in Deed Book 536 at Page 413 and to that certain amendment thereof dated January, 1962, to be recorded.

This is a second mortgage and junior only to that certain mortgage given by mortgagor herein to Travelers Rest Federal Savings & Loan Association.

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 & satisfied in full  
this 21st, September 1962.*

*J. P. Traynham*

*witness:*

*B. G. Thomason, Jr.*

SATISFIED AND CANCELLED OF RECORD

7 DAY OF SEP. 1962  
*[Signature]*

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 10:07 CLOCK A.M. NO. 6667