

FILED
GREENVILLE CO. S. C.
JAN 11 2 20 PM 1963
OLLIE FARNSWORTH
R. M. C.

WHEREAS, I, Ansel A. King
(hereinafter referred to as Mortgagor) is well and truly indebted unto Citizens Bank
(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 Four Thousand - - - - - Dollars (\$4,000.00) 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

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, Dunklin Township, on the East side of Dunklin Bridge Road, bounded on the Northeast and Southeast by lands now or formerly of Ruth S. King, on the Southwest by Dunklin Bridge Road and on the Northwest by lands of J. L. Sims, containing one (1) acre, more or less, according to a plat and survey made by E. E. Gary, Surveyor, on September 10, 1947, and having the following courses and distances, according to said plat, to-wit: Beginning at an iron pin in the center of Dunklin Bridge Road, joint corner with J. L. Sims, and running thence with the line of J. L. Sims N. 40 1/2 E. 3.16 chains to iron pin on line of the said J. L. Sims; thence S. 36 3/4 E. 3.16 chains to iron pin; thence S. 40 1/2 W. 3.16 chains to iron pin in center of said road; thence along the center of said road N. 36 3/4 W. 3.16 chains to the beginning corner. This being the same lot of land conveyed to the mortgagor by deed of Ruth S. King dated October 30, 1947, of record in the Office of the R. M. C. for Greenville County, S. C., in Deed Book 325, Page 191.

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.

By _____
Witness _____
Witness _____
1963

RECORDED AND CANCELLED OF RECORD
1963