

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JAN 26 9:42 AM 1967
OLLIE J. FARMWORTH
R. M. C.

MORTGAGE OF REAL ESTATE

BOOK 912 PAGE 339

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Otis Davis, of Greenville County, State of South Carolina,

(hereinafter referred to as Mortgagor) is well and truly indebted unto John A. Park,

(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 THIRTY FIVE HUNDRED and no/100

Dollars (\$ 3500.00) due and payable

One (1) year after date,

With interest thereon from date at the rate of Seven 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, in Gantt Township, being known and designated as Tract Number Five (No. 5) of the Richard Davis estate, as shown on a subdivision and plat of same made by Dalton & Neves, Engineers, February, 1941, recorded in the R. M. C. office for Greenville County, S. C., in Plat Book "M" at page 95, containing Twenty (20) acres, more or less, and according to said plat, having the following metes and bounds, courses and distances, to-wit:

BEGINNING at a stake in a road, corner of property now, or formerly, belonging to the Lemuel Davis Estate, and running thence along the line of said property and continuing along the line of the property now, or formerly, belonging to, that is, other property of the Richard Davis Estate, N. 31-30 E., crossing a branch, 215 1/4 feet, to a stake in the line of Tract Number Four (No. 4) of the said Richard Davis Estate; thence along the line of said Tract Number Four (No. 4), S. 81-00 E. 435 feet to a stake; thence leaving Tract Number Four (No. 4) and running S. 32-00 W. along the line of property now, or formerly, belonging to the Lemuel Davis Estate and crossing the branch hereinabove referred to, 213 1/4 feet to a stone at corner of property now, or formerly, belonging to Tom Bell; thence along the line of said Tom Bell property, and continuing along the line of the Ann Smith property, N. 85-00 W. 411 feet to the beginning corner.

The above described property is the same conveyed to me by Lad Davis by deed dated November 29, 1948, recorded in the R. M. C. office for Greenville County, S. C., in Book 366 of Deeds at page 316.

This is a first mortgage over the above described property, and there are no other mortgages, judgments, nor other liens or encumbrances over or against same prior to this mortgage.

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 December 13, 1967

John A. Park

Witness:

Charles A. Park

RECORDED IN GREENVILLE COUNTY, S. C.
23 December 1967
Ollie Farmworth
R. M. C. OFFICE
AT 242 S. W. 18th St.