

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH MORTGAGE OF REAL ESTATE  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Toy Sullivan

(hereinafter referred to as Mortgagor) is well and truly indebted unto Eunice A. Baswell, her Heirs and Assigns forever:

(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 Five Hundred and no/100 ----- Dollars (\$ 5,500.00 ) due and payable

\$300.00 on principal each six months after date; balance due five years after date with the privilege to anticipate payment of part or all of the balance at any time after one year.

with interest thereon from date at the rate of Seven per centum per annum, to be paid semi-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, Greenville Township, about 6 miles west of the City of Greenville, on the Saluda River, containing 12.29 acres, more or less, and being Lot No. 5 on plat of lands of F. B. Massingale made by J. Coke Smith November, 1945 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a stake in county road at corner of Lot No. 2 sold to H. J. Tilson and running thence with said Tilson line, N. 19 E. 810 feet to an iron pin in Clear Branch, at Blackwelder corner; thence with the branch the line to where said branch flows into Saluda River at corner of Lot No. 6; thence with the line of said lot, S. 58-30 E. 630 feet to stake in county road; thence with said road line, S. 42-05 E. 204 feet to bend; thence S. 79-00 E. 215.2 feet to bend; thence S. 40-05 E. 245.5 feet to the beginning corner.

The above is part of the property conveyed to me by deed recorded in Deed Book 321, at Page 225.

ALSO: All those pieces, parcels or lots of land in Greenville Township, Greenville County, State of South Carolina, known and designated as Lots Nos. 14, 15, 16 and 17 of Augusta Terrace, as shown by plat made by Dalton & Neves March 1930 recorded in the R. M. C. Office for Greenville County in Plat Book G, Page 265 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Hassie Street, joint Southern corner of Lots Nos. 13 and 14, and running thence with the dividing line of said lots N. 29-18 W. 223.2 feet to an iron pin, joint corner of Lots Nos. 13, 14, 64 and 65; thence along the rear line of Lots Nos. 14, 15, 16 and 17 S. 60-42 W. 100 feet to an iron pin, joint corner of Lots Nos. 17, 18, 60 and 61; thence along the dividing line of Lots Nos. 17 and 18 S. 29-18 E. 217.3 feet to an iron pin, joint Southern corner of Lots Nos. 17 and 18; thence with Hassie Street N. 64-06 E. 100.20 feet to the point of beginning.

The above described property is the same conveyed to me by J. W. Norwood, Jr., by deed recorded in the R. M. C. Office for Greenville County in Deed Book 235, at Page 392.

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.

For Release Note 14, 15, 16 + 17 see Deed Book 267 Page 23