

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

FEB 15 12 03 PM 1963

STATE OF SOUTH CAROLINA } OLLIE FARRSWORTH
COUNTY OF GREENVILLE } R.M.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. R. Richardson, Sr. and Jeff R. Richardson, Jr. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Elizabeth Calhoun (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 Six Thousand Forty-Eight and 54/100 ----- DOLLARS (\$ 6,048.54) with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid: on or before June 15, 1963, interest from maturity

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, containing 7.29 acres, more or less, according to a plat of property of Elizabeth Calhoun by C. O. Riddle, L. S., in January 1963, recorded in Plat Book _____ at Page _____, in the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to wit:

"BEGINNING at an iron pin in the center of the Old Laurens Road at the joint front corner of Lot No. 1 and running thence along Lot No. 1, S. 56-21 W. 396 feet to an iron pin; thence S. 66-53 W. 726.4 feet to iron pin in the center of Fair Forest Way; thence with said Fair Forest Way S. 38-41 W. 119 feet to iron pin; thence with line of Lot No. 12, S. 43-19 E. 600 feet to iron pin in the center of a new cut road; thence with center of said road, N. 23-10 E. 400 feet to an iron pin; thence continuing with said Road the following courses and distances: N. 71-03 E. 70 feet to iron pin; N. 51-16 E. 70 feet to iron pin; N. 62-00 E. 300 feet to iron pin; N. 78-59 E. 200 feet to iron pin; N. 71-41 E. 100 feet to iron pin; N. 57-26 E. 100 feet to an iron pin; N. 43-10 E. 106.4 feet to iron pin in the center of Old Laurens Road; thence with the center of said Old Laurens Road N. 56-49 W. 291 feet to the point of beginning.

Mortgagee agrees, as a part of the consideration of the above mortgage, to give the mortgagors releases upon any lots which they sell from the above tract at a release price of \$750.00 per acre.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or 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.

See enclosure letter 81/04/2 meet see Dual Book 721 Page 570

Paid in full and satisfied this 15th day of Feb 1963.

Elizabeth Calhoun

Witness: J. R. Richardson, Jr.

SATISFIED AND RELEASED BY OFFICE
25 FEB 1963
Ollie Farrsworth
R.M.C. 33261