

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE, OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

330A 920 PAGE 75
FILED
GREENVILLE CO. S. C.
APR 24 1 32 PM 1963
OLLIE FARNSWORTH
R. M. C.

WHEREAS, I, Hazel Mae Hudson

(hereinafter referred to as Mortgagor) is well and truly indebted unto MOTOR CONTRACT COMPANY OF GREENVILLE, INC.

(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 One Thousand Two Hundred Thirty Nine and 48/100

Dollars (\$ 1, 239. 48) due and payable

\$68. 86 per month for eighteen months beginning May 30, 1963 and continuing thereafter until paid in full

maturity
with interest thereon from ~~date~~ at the rate of Six (6%) per centum per annum, to be paid monthly

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, Austin Township, near the Bennett Bridge (also known as the Brockman Bridge), lying on the northwest side of the new location of State Highway No. 296 and on the southeast side of the old location of the said highway, and on the west side of a connecting road between the two locations of the said highway and being a part of the same land conveyed to me by deed from John E. Hudson October 9th 1952, recorded in the Office of the R. M. C. for Greenville County in Deed Book 465 at page 36, and having the following courses and distances, to-wit:

BEGINNING on a nail and cap in the center of the said State Highway No. 296 (new location) at the point where the connecting road crosses said highway, and runs thence with the center of State Highway No. 296, S. 54-05 W. 178. 8 feet to an old nail and cap, joint corner of the Pliney Grange Lot; thence with the Pliney Grange lot N. 36-47 W. 50 feet to an iron pin on the northern margin of the Right-of-Way of said highway, then continuing with the same course for a total distance of 325 feet to an iron pin; thence with the rear line of the Pliney Grange lot, S. 53-20 W. 150 feet to an iron pin; thence N. 36-30 W. 150 feet to an iron pin, Garvin DeShields line; thence with said line, N. 19-23 E. 89. 5 feet to a stone on side of said old highway; thence N. 37-00 W. 21 feet to a nail and cap in old highway; thence with old highway, N. 47-38 E. 126; thence N. 42-38 E. 100 feet; thence N. 36-33 E. 301 feet to an old nail and cap in said highway; thence with the line of the former John E. Hudson land, S. 46-38 E. 30 feet to an iron pin, then continuing with the same course for a total distance of 345 feet to a nail and cap in the said connecting road (iron pin back on line at 27 feet); thence with the connecting road, S. 12-56 W. 144 feet to a bend; thence S. 5-51 300 feet to the beginning corner, containing six and 14/100 (6.14) acres, more or less.

The above described property is the same conveyed to the Mortgagor herein by deed dated April 16, 1960 recorded in the R. M. C. Office for Greenville County in Deed Book 651, at Page 467.

It is expressly understood that this is a second mortgage subject only to that first mortgage given to Bank of Greer, Greer, S. C. on February 6, 1963 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 913, at Page 451 in the original amount of \$650. 00

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 Nov. 22, 1963 Motor Contract Co.

of Greenville

By - J. E. Phipps

Witness:

Elizabeth J. Stokes

Opal A. Mann

SATISFIED AND CANCELLED OF RECORD
22 DAY OF Nov. 1963
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2.24 O'CLOCK P. M. NO. 15203