

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 14 5 01 PM 1963

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE WORTH
R. M. C.

WHEREAS, I, John Robinson

(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 Four Thousand Three Hundred Ninety Three and 20/100-----

-----Dollars (\$ 4, 393. 20) due and payable

\$73. 22 per month for sixty months beginning July 13, 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, Chick Springs Township, containing approximately 1.65 acres and being known as part of Lot No. 3 according to a survey made by G. A. Ellis dated December 7, 1946 and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at an iron pin, common southwestern corner of Lots Nos. 2 and 3, being known as the corner of Nela Malcoms lot and running thence in a new line through Lot No. 3, N. 23-00 E. 600 feet, more or less, to an iron pin at the northeastern corner of Lot No. 3; running thence S. 28-00 E. 320 feet to an iron pin, joint eastern corner of Lot No. 3 and 4; running thence S. 52-30 W. 455 feet to an iron pin, the point of beginning.

The above described property being the same conveyed to the Mortgagor herein by deeds recorded in the R. M. C. Office for Greenville County in Deed Book 302, at Page 436 and Deed Book _____, at Page _____.

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.

(over)

For Agreement for Reacquisition & Extension See R. C. M. Book 959 Page 201