

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

O. L. L. L. MORTGAGE OF REAL ESTATE

BOOK 941 PAGE 235

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Dan L. Ray, Jr. and Mattie Sue Ray

(hereinafter referred to as Mortgagor) is well and truly indebted unto CAPITAL MORTGAGE CO., 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 Three Thousand Two Hundred Sixty and No/100

Dollars (\$ 3260.00)

with interest thereon at the rate of 6% per annum payable at the rate of \$70.00 per month, beginning January 1, 1964 for 60 months,

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, in O'Neal Township, near Washington Baptist Church and School, lying on the west side of Cannon Road and on the south side of the Gap Creek Road, and being a part of the same land that was conveyed to me by deed from S. R. Roe and having the following courses and distances, to-wit:

BEGINNING on a Poplar stump on the west bank of a small branch, joint corner of the W. W. Atkins Estate and runs thence with the Atkins line S. 86-20 E. 550 feet to a point in the center of the Cannon Road; thence with the said road, N. 7-30 E. 580 feet to a point in the center of the Gap Creek Road; thence with the Gap Creek Road S. 84-25 W. 100 feet to a bend; thence N. 88-55 W. 100 feet to a bend; thence N. 83-45 W. 100 feet to a point in the said road; thence S. 7-05 W. 500 feet to an iron pin, new corner; thence N. 86-45 W. 270 feet to an iron pin; thence S. 23-25 W. 300 feet to an iron pin west of the small branch; thence S. 50-00 E. 34.5 feet to an iron pin on the east bank of the said branch and on the Atkins line; thence up the branch and with the Atkins line N. 26-15 E. 60 feet to an iron pin in the branch; thence up the branch N. 25-15 E. 191.5 feet to the beginning corner, and containing 4.82 acres, more or less. This being the same property conveyed unto Dan L. Ray, Jr. by deed recorded in Deed Book 295, at Page 52.

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the State and County aforesaid, O'Neal Township, about five miles north from Greer, S. C. lying on the south side of the Gap Creek Road, and having the following courses and distances, to-wit:

BEGINNING on a point in the center of the said road, joint corner of the Dan L. Ray, Jr. lot and runs thence with the center of the said road, N. 82-45 W. 60 feet to a point in the center of the said road and joint corner of the lot being conveyed to Vernon Sloan and Mildred Ray Sloan; thence with the common line of the Sloan lot and of this lot, S. 29-30 W. 561 feet to an iron pin, joint corner of the two lots and also joint corner of the present Dan L. Ray, Jr. lot; thence with the line of the said lot, S. 86-45 E. 270 feet to an iron pin, joint corner of the said two lots; thence with the common line of the two lots, N. 7-05 E. 500 feet to the beginning corner, containing 1.92 acres, more or less. This being the same property conveyed unto Dan L. Ray, Jr., and Mattie Sue Ray by deed recorded in Deed Book 474, at Page 497.

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 hereinafove 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 Satisfaction to this
Mortgage see D. B. M. Book
1153 Page 503.

SATISFIED AND CANCELLED OF RECORD

27 DAY OF April 1960
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY S. C.
AT 1:23 OVERTON P. M. BY 23370