

JAN 20 11 49 AM 1964

WHEREAS, we, Frank DeBusk and Grace J. DeBusk  
(hereinafter referred to as Mortgagor) is well and truly indebted unto  
OLLIE FAIRBANKS WORTH  
R. M. C.  
Jarrard Hardware & Furniture 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 Hundred Seventy-two and 11/100- - - - - Dollars (\$ 372.11 ) due and payable  
\$25.00 per month, beginning on 1st day of February, 1964, and a like payment on the 1st of each successive month until paid in full

with interest thereon from date at the rate of SEVEN per centum per annum, to be paid: annually, in advance beginning January 1st, 1965.

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, Saluda Township, known as a part of the land conveyed to Laura Lee Bruce by Nettie Land Berry and others, adjoining lands now or formerly of E. F. Epps, Nettie Land Berry and others and having the following metes and bounds, to wit:

BEGINNING on an iron pin on N. E. corner and running thence N 65 W, 6.56 chains to an iron pin; thence S 38 W, 1.55 chains to an iron pin; thence S 65 E, 7.00 chains to a stone; thence N 22 E, 1.51 chains to the beginning corner, containing one acre, more or less, being all of the same conveyed to B. S. Cothran by deed of E. Inman, Master, January 14, 1960, recorded in the R.M.C. Office for Greenville County in Book 843, page 221, and being the same conveyed to us by B. S. Cothran by deed dated 23rd day of September 1963, and being recorded at the same time of this paper.

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 in full 8/9/69*  
*Jarrard Hdw. Co. Inc.*  
*By John A. Jarrard, Mgr.*  
*Witnessed by: Engelia S. Landreth*  
*Lee Verle T. Jarrard*

WITNESSED AND CANCELLED OF RECORD  
6 DAY OF Jan. 19 70  
Ollie Fairbanks Worth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 3:47 O'CLOCK P. M. NO. 15142