

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 950 PAGE 361

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
GREENVILLE CO. S. C.

FEB 28 10 59 AM 1964

ELLIE FARRINGTON, JR.

WHEREAS, Horace Butler and Ruth Butler

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. R. Richardson and Jeff R. Richardson, Jr.

(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 Five Hundred and No/100 _____ Dollars (\$1,500.00) due and payable

with interest thereon from date at the rate of $6\frac{1}{2}$ per centum per annum, to be paid: Twenty-Five and No/100 (\$25.00) Dollars a month

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, on the southeastern side of Jacqueline Road known and designated as Lot No. 5 as shown on plat of Franklin Hills Subdivision, Section 2, made by C. O. Riddle, L. S., August 1963, recorded in Flat Book EEE at Page 85 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 on the southeasterly side of Jacqueline Road at the joint front corner of Lots Nos. 5 and 6, and running thence with the joint line of said lots S. 66-50 E. 153.7 feet to an iron pin in the rear line of Lot No. 9; thence with the joint line of Lots Nos. 5 and 9 N. 52 - 36 E, 39.9 feet to an iron pin at the joint rear corner of Lots Nos. 5 and 4; thence with the joint line of Lots Nos. 5 and 4 N. 28 - 00 W. 168.3 feet to an iron pin at the joint front corner of said lots on Jacqueline Road; thence with the curve of Jacqueline Road S. 62 - 00 W. 14 feet to an iron pin; thence with the curve of said road S. 49 - 31 W. 85.2 feet to an iron pin; thence with the curve of said road S. 23- 10 W. 50.7 feet to the point of beginning.

This being the same property conveyed to Horace Butler and Ruth Butler by J. R. Richardson, Sr., and Jeff R. Richardson, Jr., dated the 1st day of February, 1964, and to be recorded in the RMC Office for Greenville County.

Together with all and singular rights, members, herditaments, 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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 17 PAGE 52

SATISFIED AND CANCELLED BY RECORD

20 DAY OF February 1964

Bernice A. Tankersley

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:30 O'CLOCK 3. M. NO. 34362