

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MAY 12 10 32 AM 1964

MORTGAGE OF REAL ESTATE

BOOK 958 PAGE 275

OLLIE F. SNYDER ALL WHOM THESE PRESENTS MAY CONCERN:  
R. M. C.

WHEREAS, Joann S. Prince,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Joseph M. Snyder,

(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 Two Thousand Seven Hundred Twenty-Five (\$2,725.00) -  
----- Dollars (\$ -----) due and payable

in one annual installment of Fourteen Hundred (\$1400.00) Dollars, payable one year from date and one annual installment of Thirteen Hundred Twenty-Five (\$1325.00) Dollars, payable two years from date,

with interest thereon from date at the rate of Six per centum per annum, to be paid: annually, after maturity.

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, being known and designated as Lot No. 117 of subdivision known as Orchard Acres, Section Two, as shown on plat thereof prepared by J. Mac Richardson, December, 1959, and recorded in the R. M. C. Office for Greenville County, in Plat Book MM, at page 147, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern edge of Clingstone Drive, the joint front corner of Lots Nos. 115 and 117, and running thence along the joint line of said lots, S. 4-56 E. 148.1 feet to an iron pin on the line of Lot 116; thence along the line of that lot S. 88-24 E. 113.7 feet to an iron pin on the western edge of Orchard Drive; thence along the western edge of Orchard Drive, N. 8-45 E. 81.2 feet to an iron pin; thence continuing along the western edge of Orchard Drive N. 15-22 E. 34 feet to an iron pin; thence following the curvature of Orchard Drive as it intersects with Clingstone Drive, the chord of which is N. 33-40 W. 32.8 feet to an iron pin on the southern edge of Clingstone Drive; thence along the southern edge of Clingstone Drive, N. 82-42 W. 36.9 feet to an iron pin; thence continuing along the southern edge of Clingstone Drive, N. 87-35 W. 92.7 feet to the beginning corner.

This is the same property conveyed to the grantor by deed dated May 11th, 1964, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 823, at page 7.

This mortgage is given subject to a certain mortgage in favor of Metropolitan Life Insurance Company, in the original amount of Thirteen Thousand Five Hundred (\$13,500.00) Dollars, recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Volume 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.

INDEXED AND CANCELLED BY RECORDS  
11:50 AM OF MAY 12 1964  
Annie S. ...  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:50 O'CLOCK A. M. NO. 2723

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 102 PAGE 1135