

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GREENVILLE  
JUL 24 3 04 PM 1964  
OFFICE OF THE CLERK  
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 962 PAGE 599

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, James A. Patton

(hereinafter referred to as Mortgagor) is well and truly indebted unto Ralph E. Lathan

(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 forty and 00/100-----Dollars (\$1040.00 ) due and payable

as follows: \$24.43 on the first day of July 1964 and \$24.43 on the first day of each month thereafter until paid in full, with privilege in borrower to anticipate principal without penalty.

with interest thereon from date at the rate of six 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, near Travelers Rest, South Carolina, being known and designated as the property of Judith C. Lathan, recorded in Plat Book 00 at Page 340, in the R.M.C. Office for Greenville County, and having according to a more recent survey by C.C. Jones, dated February 1960, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Church Street, said pin being 877 feet in a southeasterly direction from the intersection of said street with Little Texas Road, and running thence with Church Street, S. 33-00 E. 100 feet to iron pin; thence with the line of property of Seaborn S. 60-46 W. 183 feet to iron pin; thence with the line of property of Bishop N. 32-43 W. 100 feet to iron pin; thence with the line of property of R.N. Church, N. 60-45 E. 182.5 feet to the point of beginning.

This is the second mortgage junior in priority to a mortgage in favor of Independent Life Insurance Company.

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.

*This mortgage paid and satisfied in full.*  
*Witness:*  
*Jeannette L. Garrett*  
*Ralph E. Lathan*  
*Ralph E. Lathan, Feb. 1, 65*

SEARCHED AND INDEXED IN RECORD  
1st. DAY OF *March* 1965  
*Allie L. Lumsden*  
CLERK FOR GREENVILLE COUNTY, S. C.  
3:17 P.M. 27285