

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, James Robert Suther and Margaret K. Suther,

(hereinafter referred to as Mortgagor) is well and truly indebted unto James F. Nichols,

(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 Eleven Hundred Thirty-Six and 28/100-----

----- Dollars (\$ 1,136.28) due and payable
in installments of Twenty-Five (\$25.00) Dollars per month, the first such payment to be due on the 1st day of July, 1964, and a like payment of Twenty-Five (\$25.00) Dollars due on the 1st day of each and every month thereafter until paid in full.

with interest thereon from date at the rate of six per centum per annum, to be paid: semi-annually,

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 Paris Mountain Township, being known and designated as Lot No. 51 on a plat of Sharon Park by C. C. Jones & Associates, Engineers, dated April 1955, and recorded in Plat Book "EE" at page 175, and, according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Sharon Drive, said iron pin being the joint front corner of Lots No. 50 and 51, and running thence with the line of Lot No. 50, N. 9-39 E. 170.5 feet to an iron pin; thence S. 85-21 E. 15.8 feet to an iron pin; thence N. 63-05 E. 39 feet to an iron pin; thence S. 20-36 E. 173.2 feet to an iron pin on the North side of Sharon Drive; thence with the North side of Sharon Drive, S. 58-24 W. 30 feet to an iron pin; thence with the curve of Sharon Drive, the chord of which is S. 76-11 W. 58.4 feet to an iron pin; thence continuing with said curve of Sharon Drive, the chord of which is N. 88-09 W. 58.4 feet to the point of beginning.

It is understood and agreed that the within mortgage is junior in lien to that certain mortgage covering the above described property recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 754 at page 261 and payable to C. Douglas Wilson & Co., the within mortgage being given to secure a portion of the purchase price.

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.

Paid in full Dec. 26, 1967
Joe E. Robins
Witness Pauline W. Jones
R. N. Daniel Jr.

SATISFIED AND CANCELLED OF RECORD

4 DAY OF *Jan.* 19*68*
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT *2:52* O'CLOCK *P* M. NO. *18342*