

MORTGAGE OF REAL ESTATE - OFFICES of **MANN & MANN**, Attorneys at Law, Greenville, S. C.

BOOK **982** PAGE **303**

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEC 30 4 48 PM 1964

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R.M.C.

WHEREAS, **We, W. Hubert Alford and Martha R. Alford,**

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Motor Contract Company of Greenville, 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

Two Thousand Nine Hundred Eighty-Eight and No/100-----Dollars (\$ 2, 988.00) due and payable

Due and payable \$49.80 per month for 60 months beginning February 1, 1965, and continuing thereafter until paid in full.

maturity

with interest thereon from ~~xxx~~ at the rate of **six** per centum per annum, to be paid **on demand**

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 southern side of **Barry Drive at front corner of Lot No. 19**, which pin is 681.7 feet from the intersection of Barry Drive with the Old Spartanburg Road and running thence with the southern side of Barry Drive S. 86-39 E. 100 feet to an iron pin at the front corner of Lot No. 21; thence with the line of said lot S. 3-21 W. 313.7 feet to an iron pin; thence S. 48-55 W. 140 feet to an iron pin at rear corner of Lot No. 19; thence with the line of said lot N. 3-21 E. 411.7 feet to the beginning corner.

This is a second mortgage, subject to that first mortgage to Independent Life & Accident Insurance Company in the original amount of \$6,000.00 dated September 26, 1958 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 760, at Page 235.

ALSO, All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, Greenville County, Paris Mountain Township, being known and designated as Lot No. 1 of the Property of W. A. Cox and Mary Cox as shown on a plat thereof prepared by Terry T. Dill, R. L. S., dated May 28, 1959, being recorded in the R. M. C. Office for Greenville County in Plat Book _____, at Page _____, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the Buncombe Road at the corner of Property of Henry Johnson and running thence S. 81-45 E. to an iron pin on the eastern side of Buncombe Road; thence continuing with the line of Henry Johnson, S. 81-45 E. 225 feet to an iron pin at the corner of Lot No. 2; thence with the rear line of Lot No. 2, N. 7-00 W. 81.8 feet to an iron pin at the corner of property of W. L. Cox; thence with the line of W. L. Cox N. 77-32 W. 230.4 feet to an iron pin on the eastern side of Buncombe Road; thence N. 77-32 W. to an iron pin located on Buncombe Road; thence with Buncombe Road S. 7-00 E. 100 feet to the beginning corner.

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.

Handwritten vertical note on the right margin: "The Original Set 1 All. R. S. M. B. R. S. 1963 (Page 303)

Handwritten notes at the bottom left:
Paid June 30, 1969.
Motor Contract Co. of Greenville
J. G. Phipps Pres.
Witness J. W. Hooks
Joyce Wagner

SATISFIED AND CANCELLED OF RECORD
15 DAY OF July 1967
OLLIE FARNSWORTH
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:50 O'CLOCK P. M. NO. 1114