

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: we, Robert Earl Cashion and Anne Marie Cashion,

(hereinafter referred to as Mortgagor) is well and truly indebted unto T. E. Payne, his heirs and assigns,

(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 EIGHT HUNDRED and NO/100---

-----Dollars (\$ 2,800.00) due and payable

at the rate of \$40.00 per month, the first payment to be due in February, 1965, and all payments due and payable by the 10th of each month,
NO INTEREST.

~~with interest thereon from date at the rate of~~ ~~percentum per annum to be paid~~

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, State of South Carolina, in Austin Township, containing in the aggregate 28.41 acres, more or less, and being composed of a 20.2 acre tract on plat of C. D. Leopard in Plat Book EEE at Page 47 and a 5.29 acre tract, being a part of the P. S. and G. J. Lyons property and a 2.92 acre tract which is a part of the B. P. Stewart property as shown in Plat Book D at Page 125 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of a county road at the corner of E. G. Whitmire property, which iron pin is situate 528 feet southeast of the intersection of said county road and the Georgia Road and running thence along the whitmire property N. 45-30 E. 231.5 feet to an iron pin; thence along James E. Lawson, S. 69-07 E. 521 feet to an iron pin; thence S. 32-15 E. 613.8 feet to an iron pin; thence S. 3-15 W. 726 feet to an iron pin; thence S. 60-15 W. 942.48 feet to an iron pin; thence N. 60-42 W. 130 feet to an iron pin; thence N. 6-17 E. 401.7 feet to an iron pin; thence N. 17-15 E. 323.7 feet to an iron pin; thence N. 0-25 E. 851 feet to a point in the center of said county road; thence with said road N. 58-45 W. 197 feet to the point of beginning.

ALSO: ALL that certain piece, parcel or tract of land consisting of 3.08 acres, more or less, in Austin Township, Greenville County, State of South Carolina, being a part of that property shown as School Property on a plat made by W. A. Adams dated December 15, 1915, recorded in Plat Book D at Page 125 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on or near the center of Georgia Road, corner of property now or formerly of John Lyons and running thence with the Lyons line S. 58 7/4 E. 528 feet, more or less, to an iron pin; thence N. 45 1/2 E. 252 feet, more or less, to the corner of the property of James E. Lawson; thence with the Lawson line N. 58-36 W. 514.2 feet, more or less, to an iron pin near the center of Georgia Road; thence with the road S. 45 1/2 W. 252 feet, more or less, to the beginning corner.

This being the same property conveyed to the mortgagors herein by deed recorded in the R. M. C. Office for Greenville County in Deed Volume 760 at Page 87.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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 and satisfied 12/5/70
T. E. Payne
Witnesses Fred T. Payne
Linda H. Poole
David Thomason

SATISFIED AND CANCELLED OF RECORD
1 DAY OF April 1971
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:26 O'CLOCK A. M. NO. 22806