

JAN 25 11 26 AM 1965

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, James Ballas and Paul P. Efstration,
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto The Peoples National Bank of Greenville, S. C. Trustee for Peoples National Bank Pension Trust (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

THIRTEEN THOUSAND AND NO/100 - - - - - DOLLARS (\$ 13,000.00),

due and payable One Hundred and Fifty (\$150.00) Dollars, plus interest, each and every month, commencing March 10, 1965, until paid in full

with interest thereon from date at the rate of $5\frac{1}{2}$ 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, City of Greenville, and facing on both Buncombe and College Streets and having, according to a plat made by Piedmont Engineering Service, dated 20 August, 1949, and recorded in the R. M. C. Office for Greenville County in Plat Book V, at Page 199, the following metes and bounds, to wit:

BEGINNING at a point on the North side of Buncombe Street at joint corner of property of the mortgagors and the Peoples National Bank of Greenville, South Carolina, the mortgagee, said point being 185.3 feet from the West side of Brooks Avenue, and running thence along the joint line of property belonging to said Bank N. 37-17 E. 160.63 feet to the South side of College Street; thence with the South side of said College Street N. 67-15 W. 30 feet to an iron pin; thence along the joint property line now or formerly of Charles Bostwick S. 46-34 W. 137.9 feet to a point on the North side of Buncombe Street; thence with the North side of Buncombe Street S. 34-16 E. 54 feet to the point of beginning.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

PAID AND SATISFIED IN FULL THIS

THE 9 DAY OF February 1966

THE PEOPLES NATIONAL BANK GREENVILLE, SOUTH CAROLINA Trustee for Peoples National Bank Pension Trust

Lewis J. Frampton ^{Pres} Cashier Trust Officer

WITNESS Kenneth J. Brannon

Judith J. Newton

SATISFIED AND CANCELLED OF RECORD

9 DAY OF February 1966

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:36 O'CLOCK P. M. NO. 23146