

MORTGAGE

GREENVILLE CO. S.C. BOOK 988 PAGE 408

MAR 12 1 12 PM 1965

OLIVER NORTH

STATE OF SOUTH CAROLINA }
County of Greenville }
and }
County of Spartanburg }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Harold Drummond Leonard

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, (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 EIGHTEEN THOUSAND FIVE HUNDRED and no/100--- DOLLARS (\$ 18,500.00), with interest thereon from date at the rate as specified in said note, said principal and interest to be repaid as therein stated, and

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 purpose;

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 to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on East side of Penrose Avenue, in the City of Greenville, and being known and designated as the Northern portion of Lot No. 69 and the Southern portion of Lot No. 70 of the Pleasant Valley Subdivision as shown on plat recorded in the R. M. C. Office for said County in Plat Book BB, page 163, and having the following courses and distances, to-wit: Beginning at a point on the East side of Penrose Avenue, which point is in the front line of lot no. 69 and is 15 feet from an Iron Pin at the joint front corner of lots 68 and 69 and running thence through lot no. 69, N.69-31 E.175 feet to a point in rear line of lot no. 69, which point is 15 feet from the Iron Pin at the joint rear corner of lots 68 and 69, thence N.20-29 W. along the rear lines of lots 65 and 64, 75 feet to a point in the rear line of lot no. 70, which point is 30 feet from the Iron Pin at the joint rear corner of lots 69 and 70, thence through lot no. 70, S.69-31 W.175 feet to a point in Penrose Ave., said point is 30 feet from the Iron Pin at the joint front corner of lots 69 and 70, thence with the East side of Penrose Avenue, S.20-29 E.75 feet to the beginning point. This being the same property conveyed to mortgagor herein by David G. Traxler by deed recorded in said office in Deed Book 536, page 162.

ALSO

All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Spartanburg, Reidville Township, about two miles south of Reidville, on the north side of the County Road that leads from the Woodruff Road to Sharon M. E. Church, and being a part of the same land that was conveyed to Lorraine Leonard by Mary A. Leonard by deed dated June 16, 1913 and recorded in the R. M. C. Office for Spartanburg County in Deed Book 5 G, page 203, and having the following courses and distances, to-wit: Beginning on a bolt in the center of the said road at a distance of 620 feet east of the common line of Agnew Leonard and Lorraine Leonard, and runs thence with the center of the said road, S.87-45 E.210 feet to a bolt in the center of the said road; thence N.21-15 W.21 feet to an iron pin on the north bank of the road, then continuing with the same course for a total distance of 230 feet to an iron pin; thence N.87-45 W.210 feet to an iron pin; thence S.21-15 E.230 feet to the beginning corner, containing One and two hundredths (1.02) acres, more or less. This being the same property which was conveyed to mortgagor herein by Lorraine Leonard by deed dated Feb. 20, 1965, which deed will be recorded forthwith in the R. M. C. Office for Spartanburg County. For a more particular description see plat prepared for mortgagor herein by H. S. Brockman, Reg. Surveyor, dated Feb. 20, 1965 and which plat will be recorded forthwith in the R. M. C. Office for Spartanburg County.

For Release Out Gate 69770 See Deed Book 783 Page 612 Deed to Lorraine W. Leonard et al