

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JUL 14 2 37 PM 1965

MORTGAGE OF REAL ESTATE

BOOK 1000 PAGE 613

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, E. M. Jamison

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Co., Fountain Inn, S. C.

(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 Four hundred thirty & 32/100 -----

Dollars (\$ 430.32) due and payable

\$35.86 on the first day of July, 1965 and \$35.86 on the first day of each month thereafter until paid in full.

maturity
with interest thereon from date at the rate of 6 per centum 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

All that certain lot of land lying near the Town of Fountain Inn, County of Greenville, State of South Carolina, and shown as Lot No. 13 on plat of property of Mrs. Mary E. Leake, recorded in the R. M. C. Office for Greenville County in Plat Book 00 at Page 416, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the Northern side of a new road at the joint front corner of Lots 12 and 13 and running thence with the joint line of said lots N. 28-30 E. 150 feet to an iron pin; thence N. 64-47 W. 80 feet to an iron pin at the joint rear corner of Lots 13 and 14; thence with the joint line of said lots S. 28-30 W. 150 feet to an iron pin on the Northern side of the above new road; thence with the side of said road S. 64-47 E. 80 feet to an iron pin at the point of beginning.

This being a portion of the property deeded to the grantor by deed of H. H. Bryson dated March 25, 1941, and recorded in Deed book 232 at Page 382 and also being a portion of the same which came into possession of the grantor upon the death of Frances E. Bryson on February 25, 1939, the Grantor's mother.

The above described property is conveyed subject ~~to~~ to the following restrictive covenants: Said property above described shall be used for residential purposes only; (2) No structure shall be placed on said above described lots costing less than \$5,000.00 nor nearer the front lot line than 40 feet; (3) no lot shall be recut to have a frontage of less than 80 feet, nor more than one house per lot; (4) no concrete block shall be used in construction so as to be visible from the exterior when construction is completed.

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 & SATISFIED, this 14 day of Dec. 1966

Southern Bank and Trust Company

Fountain Inn Greenville, South Carolina

By W. B. Parsons, V. Pres.

Witness Frank H. Smith Jr.

Larry J. Bishop

SATISFIED AND CANCELLED OF RECORD

22 DAY OF Dec. 1966

Ollie Farnsworth

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

AT 9:30 O'CLOCK A. M. NO. 15314