

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

SEP 1 3 25 PM 1967
 BOOK 1006 PAGE 205

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: I, Henry N. Hammond,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville, 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 Thirteen Thousand Eight Hundred and No/100-----
 -----Dollars (\$13,800.00) due and payable

one (1) year from date,

with interest thereon from date at the rate of six per centum per annum to be paid: quarterly.

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, in Fairview Township, containing 33 acres, more or less, according to a survey and plat made by W. J. Riddle, June 21, 1933, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on branch at corner now or formerly Alton Chandler's land and running thence up said branch N. 21 E. 150 feet to a bend; thence N. 2-15 W. 74 feet to a bend; thence N. 8 E. 63 feet to a bend; thence N. 42-15 W. 131 feet to a bend; thence N. 31-15 E. 242 feet to a bend; thence N. 9 E. 327 feet to a stone; thence leaving branch along the lands now or formerly of W. F. Baldwin N. 9-15 W. 410.7 feet to a point; thence S. 80-54 W. 476.8 feet along property of Henry N. Hammond, Jr., to Baldwin Road; thence with Baldwin Road N. 6-40 W. 90.6 feet to a point; thence continuing with the center line of said Road N. 0-31 E. 120.2 feet to a point; thence S. 85-55 E. 611.2 feet to a stump and iron pin; thence S. 7 E. 665 feet to a maple; thence S. 10 E. 131 feet to a point in branch; thence S. 6 E. 158 feet to a maple; thence S. 63-30 W. 412 feet to the beginning corner.

Being the same property conveyed to the mortgagor herein by deed recorded in the RMC Office for Greenville County in Deed Volume 265 at Page 49.

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 IN FULL, DATE 5/22/67

The Farmers Bank of Simpsonville
 Simpsonville, S. C.

Per S. W. Hiott Jr.
 President - Cashier

Witness Ann W. Hughes
Linda S. Williams

SATISFIED AND CANCELLED OF RECORD

17 DAY OF August 1967
Olle Farnsworth

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

AT 9:45 O'CLOCK A M. NO. 5259

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