

NOV 2 2 55 PM 1965

BOOK 1012 PAGE 445

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLIE FARNSWORTH
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Sarah Frances

Stoddard Bennett of Greenville County

WHEREAS, I, Sarah Frances Stoddard Bennett

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Pelzer-Williamston Bank

(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

Three thousand two hundred sixty-three and 34/100- - - - Dollars (\$ 3263.34) due and payable

on demand after date

with interest thereon from date at the rate of six per centum per annum, to be paid: semi-annually

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, Oaklawn Township, containing fifty (50) acres, more or less, and having, according to a Plat made by J. Coke Smith & Son, Surveyors, recorded in the R.M.C. Office for Greenville County in Plat Book "T", at page 226, the following metes and bounds, to wit:

BEGINNING at a point in the center of Augusta Road and running thence S. 28-30 W. 1,774 feet to an iron pin; thence S. 83-30 W. 906 feet to an iron pin; thence N. 56-10 W. 411.4 feet to an iron pin; thence N. 36-25 E. 1,890 feet to an iron pin; thence N. 19-20 E. 298.8 feet to a point in the Center of Augusta Road; thence with the center of Augusta Road S. 49-10 E. 867 feet to the point of beginning; being a portion of Tract No. 5 of the Estate of W. A. McKelvey and being the same property Willed and Devised to the Mortgagor by the Last Will and Testament of Flora M. McKelvey of record in the Probate Court for Greenville County in Apartment 583, File 2 and being the same property shown on the Tax Map of Greenville County as Sheet 597.1, Block 1, Lot 5.

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 August 2, 1967.
The Pelzer-Williamston Bank
Williamston S. C.
W. A. Hopkins President
Witness - Nancy Autry
Ann H. Greer*

SATISFIED AND CANCELLED OF RECORD
7 DAY OF August 1967
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 9:45 O'CLOCK A. M. NO. 4070