

MORTGAGE OF REAL ESTATE Offices of MANN & BUSSEY, Attorneys at Law, Greenville, S. C.

BOOK 1037 PAGE 47

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } OLLIE FARNSWORTH R.M.C. MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Charles E. Quinn and Owen G. Shell,

(hereinafter referred to as Mortgagor) is well and truly indebted unto M. L. Lanford, Jr.

(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

Two Thousand Four Hundred and No/100-----Dollars (\$ 2,400.00 ) due and payable

Due and payable \$1200.00 on principal one year from date with the balance being due and payable two years from date.

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

All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville on Perry Avenue, and being described as follows:

BEGINNING at a stake on the inner line of the sidewalk on Perry Avenue and running thence with Perry Avenue S. 71-30 E. 45 feet to the joint corner of a lot now or formerly of J. F. Gleason; thence with the line of that lot 158 feet, more or less, to a point on Ware Street; thence with Ware Street N. 19-05 W. 30 feet, more or less, to a pipe on the corner of the lot now or formerly owned by Jones; thence with the line of said property S. 70-57 W. 191.5 feet to a fence post; thence S. 19 E. 21.3 feet to the beginning corner.

The above is the same property conveyed to the mortgagors by the mortgagee by his deed of even date to be recorded.

This is a second mortgage being junior in lien to a first mortgage given to Fidelity Federal Savings & Loan Association.

Together with all and singular rights, members, hereditaments, 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.

*Satisfied in full this 13th day of July 1967.  
M. L. Lanford Jr.  
Witness - Mary M. Lanford  
D. A. Gruff*

SATISFIED AND CANCELLED OF RECORD  
14 DAY OF July 1967  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 10:57 O'CLOCK A. M. NO. 1824