

MORTGAGE OF REAL ESTATE—Offices of PYLE & PYLE, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

BOOK 1038 PAGE 573

MORTGAGE OF REAL ESTATE

AUG 22 9 57 AM 1966  
TO ALL WHOM THESE PRESENTS MAY CONCERN

OLLIE FARNSWORTH  
R. M. C.

WHEREAS, FRANCES S. GRANGER and THOMAS C. GRANGER

(hereinafter referred to as Mortgagor) is well and truly indebted unto

MINNIE LOU SANDERS

(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

Eighty Five Hundred and no/100 -----  
Dollars (\$ 8500.00 ) due and payable

\$90.00 per month beginning thirty (30) days from date and a like amount each successive thirty (30) days until paid in full.

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

GREENVILLE, being shown as Lot 51, Block C, of Augusta Court, plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book F, Page 124, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Augusta Court at the joint front corner of Lots 50 and 51 and running thence with Augusta Court, N. 47-10 E., 60 feet; thence continuing with Augusta Court, S. 39-33 E., 175 feet to an iron pin on Philips Lane; thence with Philips Lane, S. 47-10 W., 60 feet; thence N. 39-33 W., 175 feet to the point of beginning.

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.

SATISFIED AND CANCELLED OF RECORD  
12th DAY OF April 19 78  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 1:18 O'CLOCK P. M. NO. 30159

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 56 PAGE 714