

STATE OF SOUTH CAROLINA

COUNTY OF Greenville



MORTGAGE OF REAL ESTATE BOOK 1039 PAGE 91

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Louise Smith

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville

(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 Six Hundred Thirty Seven and 08/100

Dollars (\$ 637.08 ) due and payable

\$42.48 per month for 15 consecutive months beginning Sept. 1, 1966

with interest thereon from date at the rate of 7 per centum per annum, to be paid: in advance

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, Gantt Township, and being known and designated as Tract No. 1 on plat No. 2 of the property of E. W. Brown Estate by Woodward Engineering Co., February 1957 and recorded in the R. M. C. Office for Greenville County in Plat Book 00, page 319 and having according to said plat the following metes and bounds:

BEGINNING at an iron pin, joint corner of tracts 1 and 2, and running thence N. 72-25 E, 447 feet to an iron pin; thence S. 8-00 W. 646.8 feet to an iron pin; thence S. 19-00 E. 670 feet to an iron pin; thence S. 63-08 W. 62.1 feet to an iron pin; thence N. 69-58 W. 140.5 feet to an iron pin at joint corner of Tracts 1 and 2; Thence along the eastern boundary of Tract No. 2, N. 3-51 E. 1124.6 feet to an iron pin at the beginning point. Said tract contains 9.00 acres, more or less. This being a portion of the property conveyed to E. W. Brown, deceased, by deed recorded in Deed Book 65 at Page 37, for Administration of Estate of E. W. Brown, deceased, see records in Probate Court in Apt. 704, File 8.

This is the same tract of land conveyed to mortgagor by E. Inman, Master by deed recorded in Deed Book 362 at page 432 in the Greenville County R. M. C. Office.

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 and Satisfied in Full this the 17 day of November 1967

THE PEOPLES NATIONAL BANK Successor to Farmers Bank

Greenville, South Carolina

Simpsonville

D. L. Bramlett Jr.

PTES: Cashier

authorized signature

Witness Ann M. Hughes

Elizabeth B. Hughes

SATISFIED AND CANCELED OF RECORD

20 DAY OF Dec. 1967

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

AT 10:00 O'CLOCK A. M. NO. 17513