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GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE—Mann, Foster, Johnston & Ashmore, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FEB 23 8 46 AM 1967

MORTGAGE OF REAL ESTATE

BOOK 1050 PAGE 581

TO ALL WHOM THESE PRESENTS MAY CONCERN:  
OLLIE FARNSWORTH  
R. M. C.

WHEREAS, G. Taft Joseph, Inc.

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. E. Robinson, as Trustee under B. M. McGee Will

(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 FOUR THOUSAND AND NO/100THS- - - - - Dollars (\$ 4,000.00 ) due and payable in monthly installments of \$50.00 each commencing on March 21, 1967, and a like payment on the 21st day of each month thereafter, said payments to be applied first to interest, balance to principal, with privilege to anticipate part or all at any time after one year from date, and with any balance due and payable five years from date with interest thereon from date at the rate of 6-1/2% per centum per annum, to be paid: monthly

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, City of Greenville, situate on Ware Street and being known and designated as a part of Lot 25 on plat of Homestead Lands of late T. E. Ware, deceased, and being more particularly described as follows, to-wit:

BEGINNING at a point on the northern side of Ware Street at the corner of lot now or formerly owned by Conyers and Gower and running thence in an easterly direction along the line of said lot 100 feet to a stake on line of lot now or formerly of Mrs. Henderson; thence along the Henderson line in a northerly direction 57 feet to a stake on line of lot now or formerly of S. W. Seawright; thence along the Seawright line in a westerly direction 100 feet to a stake on Ware Street; thence along Ware Street in a southerly direction 57 feet to the beginning corner.

This being the same property conveyed to the mortgagor herein by deed of E. G. Swain dated September 21, 1966, recorded in Deed Book 806 at page 355, in the RMC Office for Greenville County.

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 and cancelled April 16, 1969.  
C. E. Robinson Jr. as Trustee Under B. M. McGee Will  
Witnesses: Katherine Stahn  
Marjorie H. Alverson*

SATISFIED AND CANCELLED OF RECORD  
19 DAY OF May 1969  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 1:16 O'CLOCK P. M. NO. 27521