

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 6 3 04 PM 1967

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH  
R. M. C.

WHEREAS,

I, Jerry M. Rogers

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

Jesse R. Canup

(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 Nine hundred and no/100 (\$900.00) Dollars

Dollars (\$ 900.00 ) due and payable

at the rate of Fifty and no/100 (\$50.00) Dollars monthly, beginning thirty days from date and a like amount each successive thirty days until paid in full, payments to apply first to interest and balance to principal

with interest thereon from date at the rate of four 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, Oaklawn Township, on road leading from the Old Pelzer Road to U. S. Highway No. 29, and according to plat made by J. D. Calmes, March 26, 1957, recorded in the RMC office for Greenville County in plat book 00 at page 89, having the following metes and bounds, to-wit:

BEGINNING at a nail and cap in center of said County Road, corner of property of Otis Williams, and running thence with Williams line, S. 25-23 W., 1130 feet to iron pin and stone; thence with King line, N. 63-28 E., 1428.5 feet to iron pin; thence S. 5-21 W., 325.3 feet to nail and cap in center of said County Road; thence with said Road, N. 84-14 W., 218.7 feet to corner of property of Jacqueline D. Stone; thence with her line, S. 11-35 W., 208.8 feet to iron pin; thence N. 78-25 W., 208.8 feet to iron pin; thence N. 11-35 E., 208.8 feet to nail in center of said County Road; thence with center of said Road, S. 89-12 W., 336.7 feet to the point of beginning, containing 13.46 acres, more or less.

THIS IS A PURCHASE MONEY MORTGAGE

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 in full and satisfied this 1st day of  
January 1969.*

*Jesse R. Canup*

*Witness Mrs. Evon Burgess*

*Benjamin B. Burgess*

SATISFIED AND CANCELLED OF RECORD

6 DAY OF Jan. 1969  
*Ollie Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:52 O'CLOCK A. M. NO. 15936