

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUL 20 2 33 PM 1967

MORTGAGE OF REAL ESTATE

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

WHEREAS, I, Billie C. Patton,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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 Eight Thousand and No/100 Dollars (\$ 8,000.00) due and payable

on demand

with interest thereon from date at the rate of 6½ 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, and in the Town of Fountain Inn, known and designated as Lot No. 32, Block A, on a plat of Friendship Heights prepared by W. M. Willis, Engineers, on May 30, 1960, and recorded in Plat Book RR, page 159, R.M.C. Office for Greenville County, S. C., fronting on Friendly Street, 80' and running back a depth of 150', and being 80' wide in the rear, and bounded by said Friendly Street, Lots 31, 33, 44, 45, and 46 in Block A. This being the same lot of land conveyed to the mortgagor on the 14th day of July, 1967, by David H. Garrett, said deed to be recorded herewith.

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.

The debt hereby secured is paid in full and
the Lien of this instrument is satisfied this

11 of Jan. 1968

Southern Bank & Trust Co.
Fountain Inn S. C.

By W. B. Parsons V. Pres.

Witness Frances Chesney

Witness Alice Jane Thomason

ENTERED AND INDEXED OF RECORD

12 DAY OF Jan. 1968

Ollie Farnsworth

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

3:49 P.M. 18915