

SEP 15 2 05 PM 1967

BOOK 1059 PAGE 289

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Frank A. Williams and Frances D. Williams,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Motor Contract Company of Greenville, Inc.

(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

Seven Thousand Two Hundred Twenty-Two and 80/100----- Dollars (\$ 7,222.80) due and payable

Due and payable at the rate of \$120.38 per month for sixty (60) months beginning October 15, 1967 and continuing thereafter until paid in full.

with interest thereon from maturity at the rate of seven per centum per annum, to be paid: on demand

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, Chick Springs Township, on the southeast side of U. S. Highway No. 29 being shown and designated as Lots Nos. 202, 203 and 204 on plat of the Property of Robert J. Edwards made by Dalton & Neves, Engineers May, 1951 and when described as a whole has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of U. S. Highway No. 29 at joint front corner of Lots Nos. 201 and 202 S. 47 E. 310 feet to an iron pin; thence N. 43 E. 300 feet to an iron pin, joint rear corner of Lots Nos. 204 and 205; thence with the common line of Lots Nos. 204 and 205 N. 47 W. 325 feet to an iron pin on right-of-way of U. S. Highway No. 29; thence with the southeast side of said right-of-way S. 43 W. 141 feet to an iron pin; thence S. 47 E. 15 feet to an iron pin; thence continuing with said right-of-way S. 43 W. 159 feet to the point of beginning.

The above is the same property conveyed to the mortgagors by deed dated March 11, 1964 and recorded in the R. M. C. Office for Greenville County in Deed Book 744, at Page 328.

This is a second mortgage, being junior in lien to that certain mortgage given by the mortgagors to First Federal Savings & Loan Association in the original amount of \$40,000.00 dated March 13, 1964 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 952, at Page 188.

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.

RECORDED AND CANCELLED OR RECORDED
12th DAY OF July 19 77
Dennis S. Taylor
R. M. C. OFFICE GREENVILLE COUNTY, S. C.
41 40-363 BOX 1 1/2 MO. 137-1

FOR SATISFACTION TO THE MORTGAGEE SEE
SATISFACTION BOOK 61 PAGE 1004