

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

STATE OF SOUTH CAROLINA

MAR 29 10 20 AM 1968

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

OLLIE FARNWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Henry F. Weathers and Frances S. Weathers

(hereinafter referred to as Mortgagor) is well and truly indebted unto Butler Finance 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 --Three Thousand Two Hundred Eighty Nine and 80/100-----

----- Dollars (\$3,289.80) due and payable in monthly installments of \$54.83, each, beginning on April 1, 1968, with a like payment due and payable on the 1st day of each and every month thereafter until paid in full, with the last payment due and payable on or before March 1, 1973,

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

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, in Fairview Township, containing 68.55 acres, more or less, and according to a recent survey more fully described as follows:

BEGINNING at an iron pin with the lands of James W. Moore on C. J. Jones line, formerly S. V. Eskew, and running thence with the Jones line, S. 3-30 W. 180.9 feet to a stone; thence S. 13 W. 818.40 feet, more or less, to a point; thence S. 72-30 E. 82.50 feet to a stone; thence S. 7-00 W. 1,866.48 feet to middle of Reedy River; thence N. 72-00 E. 246.18 feet down center of river to a bend; thence N. 83-30 E. 191.41 feet with the center of river; thence N. 88 E. 182.82 feet along the center of the river; thence N. 85-30 E. 191.40 feet; thence N. 88 E. 174.90 feet; thence E. 188.10 feet to a Sycamore; thence N. 6-30 E. 2,379.80 feet from middle of river and thence 2,346.80 feet to an iron pin, corner with the lands of property now or formerly owned by James W. Moore; thence with the line of Moore along a road, S. 87-02 W. 170 feet to an iron pin; thence N. 57-38 W. 185 feet to a point; thence N. 33-15 W. 140 feet to a point; thence N. 17-55 W. 116.7 feet to an iron pin in center of said road; thence N. 81-00 W. 72.7 feet to an iron pin at a sweet gum; thence N. 73-23 W. 212.4 feet to an Oak; thence S. 70-52 W. 167.9 feet to an iron pin at a large oak; thence S. 72-02 W. 75.2 feet to an iron pin at Poplar; thence N. 83-28 W. 148.4 feet to the point of Beginning. Less, however, that tract containing 3.5 acres, being a portion of the property conveyed to James W. Moore by deed recorded in the RMC Office of Greenville County in Deed Book 573, page 363. Included in the above description and this mortgage is a tract containing 2.3 acres conveyed to Henry F. Weathers by James W. Moore by deed recorded in Deed Book 640, at page 5.

ALSO:

All that piece, parcel or lot of land in Fairview Township conveyed to Frances S. Weathers by deed of James W. Moore, recorded in the RMC Office for Greenville County in Deed Book 730, at page 530, reference to said deed hereby being made for a more further and complete description.

This mortgage is junior in priority to mortgages in favor of Fountain Inn Federal Savings and Loan Association and Motor Contract Company.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 1087 PAGE 1257

SATISFIED AND CANCELLED OF RECORD
17 DAY OF MARCH 1968
James H. Kelly
R. M. C. F. P. GREENVILLE COUNTY, S. C.
AT 3:22 O'CLOCK P. M. NO. 2574