

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OCT 22 12 15 PM 1958

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE L. WORTH
TRUSTEE

WHEREAS, We, Carrol Newport Leonard and Nancy Lee Leonard,

(hereinafter referred to as Mortgagor) is well and truly indebted unto The First National Bank of Greer,

(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

Twenty-One Hundred and No/100 Dollars (\$ 2100.00) due and payable

In monthly installments of Fourty-Five and No/100 (\$45.00) Dollars each. Said payments to begin thirty days from date.

with interest thereon from date at the rate of 7% 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, Butler Township, located at Pelham and being

shown as Lots Nos. 104, and 105 on plat of Pelham Mills Village as prepared by Dalton & Neves, Engr's, October, 1939, and having the following courses and distances:

Beginning on an iron pin on West side of "A" Street at corner of Lot No. 103, and running S. 12-15 W. 36 feet to an iron pin, thence S. 59-15 W. 180.8 feet to iron pin on north side of "G" Street, thence with "G" Street N. 71-05 W. 71 feet to an iron pin, and running thence N. 41-36 W. 188 feet to iron pin, thence N. 43-04 E. 152.4 feet to iron pin on line of Lot No. 103; thence with line of Lot No. 103, S. 59-23 E. 290.7 feet to the beginning corner.

ALSO, All that piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, located at Pelham and being a subdivision of Lot No. 120, said Lot No. 120 shown on plat of "Pelham Mills Village," and having the following courses and distances:

Beginning on an iron pin at corner of Lot No. 103 and No. 104 and running S. 43-04 W. 152.4 ft. with line of Lots Nos. 104 and 105 to an iron pin on "G" Street; thence with "G" Street, N. 41-36 W. 121.7 feet to an iron pin in branch; thence north 134 feet to iron pin on line of Lot No. 98; thence S. 59-23 E. 116.6 feet to beginning corner.

This is the same property conveyed to Evelyn H. Byars by deed of Ella Irene Hunt recorded in Deed Book 572, page 469, R.M.C. Office for Greenville County and to L. Lee Coleman by deed of Evelyn H. Byars recorded in Deed Book 594, page 498.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 43 PAGE 182

SATISFIED AND CANCELED BY RECORDS
12th DAY OF NOV. 1958
Donnie J. Lee County
R. M. C. FOR GREENVILLE COUNTY, S. C.
4:26 P 13225