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MORTGAGE OF REAL ESTATE—Prepared by RILEY AND RILEY, Attorneys at Law, Greenville, S. C. BOOK 1110 PAGE 243

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: M. S. Lowry, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Robert H. Monroe

(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 Nine Thousand, Three Hundred and No/100 ----- Dollars (\$ 29,300.00) due and payable

at the rate of Two Hundred Eighteen and 47/100 (\$218.47) Dollars per month, including interest

~~with interest thereon~~ from date at the rate of --- 6 1/2 -- 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 PLOT, PARCEL OR LOT OF LAND WITH ALL IMPROVEMENTS THEREON AND THEREAFTER CONSTRUCTED THEREON SITUATED LYING AND BEING IN THE STATE OF SOUTH CAROLINA COUNTY OF XX~~

ALL that piece, parcel or lot of land in Austin Township, Greenville County, State of South Carolina, in the Town of Simpsonville, being known and designated as Lots Nos. 69 and 70 on plat of Forest Park, recorded in the RMC Office for Greenville County in Plat Book EE at Pages 64 and 65 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Forest Park Drive at the joint front corner of Lots 68 and 69 and running thence with the line of Lot No. 68, S. 41-30 E., 201.3 feet to an iron pin near branch; thence N. 71-38 E., 23 feet to an iron pin; thence S. 19-35 W., 226.8 feet to an iron pin in line of Lot No. 73; thence with line of Lot No. 73, N. 71-29 W., 71.1 feet to an iron pin on Terrace Circle; thence with said Terrace Circle the following courses and distances: N. 12-51 W., 85 feet to an iron pin; thence N. 23-25 W., 85 feet to an iron pin; thence N. 36-08 W., 65 feet to an iron pin in the intersection of Terrace Circle and Forest Park Drive; thence with the curve of said intersection, the chord of which is N. 6-12 E., 29.7 feet to an iron pin on Forest Park Drive; thence with said Forest Park Drive, N. 48-30 E., 160 feet to the beginning corner.

The mortgagors are hereby given the right to anticipate any and all payments without penalty.

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 3 PAGE 519

SATISFIED AND CANCELLED OF RECORD
12 DAY OF Nov. 19 56
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:23 O'CLOCK A. M. NO. 13510