

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE COUNTY, S. C.
JUN 24 1962
ELLIE FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: John O. Gresham, Jr. and Nell M. Gresham

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Peoples National Bank, Simpsonville, S. C.

(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 ----- Thirteen Thousand, Three Hundred and No/100 ----- Dollars (\$13,300.00), due and payable

at the rate of One Hundred Fifty Four and 95/100 (\$154.95) Dollars per month,

with interest thereon from date at the rate of seven (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, containing 12 acres, more or less, being located on the north side of Stokes Road and shown on plat entitled Property of John O. Gresham, Jr., and Nell M. Gresham, dated August, 1962, prepared by C. O. Riddle, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Stokes Road and running thence with the center line of Stokes Road in a generally westerly and southwesterly direction, 1,366 feet, more or less, to a point in the center of intersection of Stokes Road and Garrison Road; thence running N. 29-14 E. 93.06 feet, more or less, to an iron pin; thence N. 53-41 W. 80 feet to an iron pin; thence N. 39-52 E. 679 feet to an iron pin; thence S. 46-10 E. 1,171.9 feet to an iron pin; thence S. 26-15 E. 50.9 feet to an iron pin in center of Stokes Road, the beginning corner.

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 PAGE

SATISFIED AND CANCELLED OF RECORD
DAY OF 1962
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11 O'CLOCK P. M. NO. 1010

For Release See Book 871 Page 114 Read To Satisfy U.S. Mortgage