

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN FILED  
GREENVILLE CO. S. C.

JAN 3 10 21 AM 1969

WHEREAS, John Perkins Industries, Inc.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Peoples National Bank  
OLLE FARNWORTH  
R.M.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 Twenty-five Thousand and No/100 -----  
-----Dollars (\$ 25,000.00-->) due and payable

at the rate of \$495.04 per month for sixty (60) consecutive months

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, on the westerly side of Highway 186, (Perkins Mill Road or Mauldin Road), which property is a portion of that tract of land as shown on a plat prepared by Dalton & Neves, dated April, 1958, entitled "Estate of Fred W. Symmes" of record in the office of the RMC for Greenville County in Plat Book PP, Page 103, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the right-of-way of Highway 186 and running down a line of property now owned by Forrester, S. 76-51 W. 300 feet to an iron pin; running thence down an approximate course parallel to Highway 186, N. 22 W. 230 feet to an iron pin; running thence N. 76-51 E. 300 feet to the western side of Highway 186; thence along the western side of Highway 186, an approximate course of S. 22 E. 230 feet to the beginning corner.

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.

SATISFIED AND CANCELLED OF RECORD

DAY OF \_\_\_\_\_ 1961  
*Denise S. Tankersley*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT \_\_\_\_\_ O'CLOCK P. M. NO. \_\_\_\_\_

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK \_\_\_\_\_ PAGE \_\_\_\_\_