

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JAN 22 9 13 AM 1969

BOOK 1115 PAGE 191

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH
R. M. C.
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, LARRY M SKINNER and SYBLE H. SKINNER,

(hereinafter referred to as Mortgagor) is well and truly indebted unto ROBERT L. SMITH and BETTY JO SMITH,

(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 Five Thousand Five Hundred and No/100-----

----- Dollars (\$ 5,500.00) due and payable

One year from date

with interest thereon from date at the rate of seven per centum per annum, to be paid: Yearly

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 Eastern side of Black Drive, being known and designated as Tract 33 of ROLLING GREEN REAL ESTATE CO., plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book "XX", at Page 33 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Southeastern corner of the intersection of Black Drive and Rolling Green Circle and running thence with the Southern side of Rolling Green Circle N. 85-30 E. 703 feet to an iron pin; thence S. 16-50 W. 398 feet to a point; thence N. 82-37 W. 521 feet to an iron pin on the Eastern side of Black Drive; thence with said Drive N. 14-51 W. 270 feet to an iron pin, the point of beginning.

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.

Paid in full 12/19/69

Robert L. Smith

Betty Jo (B) Smith

Witness J. P. Mc Queen

ENTERED AND CANCELLED OF RECORD

31 DAY OF Dec. 1969

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:18 O'CLOCK P. M. NO. 14799