

JAN 31 3 16 PM 1969

BOOK 1116 PAGE 29

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLIE FARNSWORTH
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Roy D. Hill

(hereinafter referred to as Mortgagor) is well and truly indebted unto

James Lankin

(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 Three Hundred and No/100-----

Dollars (\$300.00) due and payable

in equal monthly installments of \$55.66, with the entire balance being due on or before six (6) months 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, in Austin Township, being Tract 6, containing 6.32 acres, more or less, on the Plat of the property of Richard A. Hill Estate, by T. H. Walker, Jr., dated April 29, 1967, noted in Plat Book 000, Page 109, Office of the RMC for Greenville County, being a part of the property described in Deed Book 96 at Page 331, Office of the RMC for Greenville County, and being more particularly described as follows:

BEGINNING at a point or iron pin line of division of Lot No. 5 and lot No. 6, containing 6.32 acres more or less, and running N. 11-34 E. 200 feet to an iron pin at Gilders Cr-eeek, thence meandering along Gilders Creek, thence N. 62-37 E. 174 feet, to an iron pin; thence N. 24-48 E. 143.5 feet to an iron pin; thence N. 60-01 E. 184.3 feet to an iron pin; thence N. 32-01 E. 205 feet to an iron pin in or laong Gilders Creek; thence N. 42-27 E. 175 feet to an iron pin; thence S. 32-41 E. 450 feet to a stone and iron pin; thence S. 64-32 W. along line of division of Lots No. 6 and No. 5, 980.76 feet to point of beginning, being a 6.32 acre tract, more or less.

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.

*Read and satisfied this 4th day of April 1969.
James Lankin
Witness Paul Montoy*

SATISFIED AND CANCELLED OF RECORD

2 DAY OF July 1969
[Signature]
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:45 O'CLOCK P. M. NO. 1116