

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

BOOK 1154 PAGE 643

FILED
MAY 13 10 26 AM '70

MORTGAGE OF REAL ESTATE

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

WHEREAS, I, ROBERT L. PERRY, III,

(hereinafter referred to as Mortgagor) is well and truly indebted unto FIRST PIEDMONT BANK & TRUST COMPANY

(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 TWO Thousand Six Hundred Twenty-Five and No/100-----Dollars (\$ 2,625.00) due and payable six (6) months from date hereof,

with interest thereon from _____ date _____ at the rate of eight(8%) per centum per annum, to be paid: at maturity

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 southeastern side of Dorsey Boulevard and being shown and designated as Lot No. 480 on plat of Section 2, "Subdivision for Abney Mills, Brandon Plant, Greenville, S. C.", recorded in the RMC Office for Greenville County in Plat Book QQ, Pages 56-59, and having according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on the southeastern side of Dorsey Boulevard, joint front corner of Lots 480 and 481 and running thence S 67-10 E 114 feet to an iron pin; thence S 52-20 W 65.4 feet to an iron pin at the joint rear corner of Lots 479 and 480; thence with the common line of said lots N 67-10 W 81.9 feet to an iron pin on the southeastern side of Dorsey Boulevard; thence along said Boulevard N 22-50 E 57 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.

14th
Dec 1970

First Piedmont Bank & Trust Co.
By: R. Perry Earle III
Attorney: W. J. Goodlett Jr.
Witness: Madys L. Calmes

SATISFIED AND CANCELLED OF RECORD
4 DAY OF May 1971
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:45 O'CLOCK P M. NO. 20461