

MAY 29 10 41 AM '70

BOOK 1156 PAGE 399

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAPMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARMERS NORTH
R. M. C.

**MORTGAGE OF REAL ESTATE
(CORPORATION)
TO ALL WHOM THESE PRESENTS MAY CONCERN:**

WHEREAS, **A. J. PRINCE BUILDINGS, INC.**, a corporation organized and existing under the laws of the State of South Carolina, (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, in the sum of: Twelve thousand and no/100 ----- Dollars (\$12,000.00) due and payable as provided for under the terms and conditions of said note, which are incorporated herein by reference and made a part hereof as though they set forth herein, with interest thereon from date at the rate of 8 per centum per annum, to be paid as provided for in said note; and,

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 piece, parcel or lot of land, together with buildings and improvements now or hereafter constructed thereon, situate, lying and being on the Eastern side of the curve of the cul de sac of Havendale Drive, being shown as a portion of Lot No. 9 on plat of Stonewood recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4F, page 16 and being shown on a plat of a Revision of Lot No. 9 of Stonewood made by Campbell & Clarkson Surveyors, Inc., dated April 6, 1970, and having, according to said last mentioned plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of Havendale Drive at the joint front corner of Lots 9 and 10 and running thence with the common line of said lots, N. 84-21 E., 196.35 feet to an iron pin; thence along the line of property conveyed by A. J. Prince Builders, Inc. to Carroll J. and Polly G. Chandler, S. 21-03 W., 161.5 feet to an iron pin on the line of Lot 8; thence along the line of Lot 8, N. 61-58 W., 150.8 feet to an iron pin on Havendale Drive; thence with the curve of the Eastern side of Havendale Drive, the chord of which is N. 3-35 W., 60 feet to an iron, the beginning corner.

Together with all and singular rights, members, hereditaments, 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.

State of South Carolina
County of Greenville

Satisfied and paid in full this 2
day of December 1970

First Piedmont Bank & Trust Co.
By O. Perry Earle III
asst. V.P. & CASHIER

Attest: Jeanne D. Pike

Witness: Sybil J. Farrow

SATISFIED AND CANCELLED OF RECORD
7 DAY OF Dec. 1970
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:02 O'CLOCK P. M. NO. 13368