

SEP 3 4 41 PM '70

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

BOOK 1165 PAGE 343

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, J. G. MILLER

(hereinafter referred to as Mortgagor) is well and truly indebted unto ELIZABETH S. CLEMENT

(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 Thousand and No/100

Dollars (\$ 3,000.00) due and payable

\$600.00 with interest August 24, 1971, \$600.00 with interest August 24, 1972, \$600.00 with interest August 24, 1973, \$600.00 with interest August 24, 1974, \$600.00 with interest August 24, 1975, with the privilege of anticipating any or all of the balance due at any time.

with interest thereon from date at the rate of Eight(8) per centum per annum, to be paid: annually

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, near the City of Greenville, being known and designated as Lots 11 and 12, on Plat of Lakewood Subdivision, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book Y, Pages 136 and 137, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of De Forest Circle, joint front corner Lots 12 and 13, and running thence in a northwesterly direction 169 feet to a point in the high water line of Saluda Lake, at the joint rear corner with Lot 13; thence along the high water line of Saluda Lake, the traverse line being northeasterly 172.3 feet to a point, at the high water line of Saluda Lake, at the rear corner of Lot 10; thence in a southeasterly direction 228 feet to an iron pin on De Forest Circle, joint front corner Lots 10 and 11; thence in a southwesterly direction along De Forest Circle, 158.9 feet to an iron pin, the point of beginning.

ALSO ALL that piece, parcel or lot of land, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lots 4 and 5, on Plat of Lakewood Subdivision, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book Y, Pages 136 and 137, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the intersection of De Forest Circle and Deborah Lane and running thence along Deborah Lane in a southwesterly direction 137.5 feet; thence continuing in a southwesterly direction 80 feet to an iron pin, joint rear corner Lots 3 and 4; thence along the line of Lot 3, 88.8 feet to an iron pin on De Forest Circle; thence along De Forest Circle in a north-easterly direction as follows: 68 feet, 10.8 feet and 40.7 feet; thence in a southeasterly direction along De Forest Circle 145.5 feet to an iron pin, the point of beginning.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 1 PAGE 535

SATISFIED AND CANCELLED OF RECORD

3 OF Aug 19 71
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:04 O'CLOCK A. M. NO. 3406