

MORTGAGE OF REAL ESTATE--Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

9:30 AM

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Threatt-Maxwell Enterprises, Inc.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

Dorothy W. Marchant and  
Preston S. Marchant

WHEREAS, the Mortgagor is well and truly indebted unto

(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 -----

One Hundred Seventeen Thousand Four Hundred Twenty-Four and no/100-----  
DOLLARS (\$117,424.00).

with interest thereon from date at the rate of SIX per centum per annum, said principal and interest to be repaid:

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, containing 73.39 acres, more or less, situate in Greenville County; State of South Carolina, having according to plat entitled "Survey for Threatt-Maxwell Enterprises, prepared by Piedmont Engineers June 22, 1970" (which plat is to be recorded in the RMC Office for Greenville County, South Carolina), the following metes and bounds, to-wit:

Beginning at an iron pin situate north of the Hudson Road at the corner of property of Grover L. Jones; and running thence N 2-27 W 44.5 feet to a point in the center of a road bearing no name as shown on said plat but sometimes known as The Marchant Road; thence with the center of said road the following courses and distances: N 37-44 W 165.3 feet to point; thence N 17-28 W 140.1 feet to point; thence N 3-13 W 317.5 feet to point; thence leaving said road S 77-47 W 15.12 feet to an iron pin; thence N 11-13 W 127.75 feet to an iron pin; thence N 21-16 W 74.54 feet to an iron pin; thence N 31-58 W 454.14 feet to an iron pin; thence N 23-28 W 92.7 feet to an iron pin; thence N 30-23 W 81.03 feet to an iron pin; thence N 61-11 W 53.36 feet to an iron pin; thence N 75-19 W 139.73 feet to an iron pin; thence N 63-42 W 92.76 feet to an iron pin; thence N 44-10 W 59.1 feet to an iron pin; thence N 7-08 W 276.9 feet to a point in the center of Brushy Creek; thence with the center of said creek as the line, the following traverse courses and distances marked by iron pipes on the bank of said creek: S 87-25 E 64.5 feet; S 74-57 E 107.4 feet; N 88-36 E 84.0 feet; S 83-28 E 115.75 feet; S 70-20 E 120.5 feet; thence N 81-27 E 311.4 feet; thence N 45-13 E 191.0 feet; thence N 11-14 E 234.5 feet; thence N 39-26 W 42.3 feet; thence N 11-36 E 196.15 feet; thence N 46-55 E 51.0 feet; thence S 76-43 E 48.9 feet; thence N 32-12 E 74.8 feet; thence N 60-50 E 71.4 feet; thence S 48-25 E 171.1 feet; thence S 61-56 E 139.1 feet; thence S 36-34 E 66.1 feet; thence S 54-55 E 299.1 feet; ~~thence S 30-53 W 209.33 feet;~~ thence S 41-37 E 180.0 feet; thence S 58-28 E 78.8 feet; thence S 41-37 E 164.0 feet; thence S 17-06 E 116.5 feet; thence S 36-34 E 65.0 feet; (continued on back of mortgage)

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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

*Paid and satisfied in full January 8, 1971.  
Dorothy W. Marchant  
Preston S. Marchant  
Witnessed by Donald R. McAlister*

SATISFIED AND CANCELLED OF RECORD

8 DAY OF Jan. 1971

*Ollie Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 4:35 O'CLOCK P M. NO. 15857