

MORTGAGE OF REAL ESTATE—Offices of Leath, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

Nov 3 3 59 PM '70

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH  
 R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, J. L. BARKSDALE

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK & TRUST CO., GREENVILLE, SOUTH CAROLINA

(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 Eight Thousand and No/100

Dollars (\$ 8,000.00 ) due and payable

In eight successive annual installments of \$1,000.00, beginning on December 30, 1971, and continuing until paid in full; (the borrower reserves the right to prepay this mortgage in part or in full prior to maturity without penalty.)

with interest thereon from date at the rate of eight 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, City of Greenville, on Northwesterly side of Alpine Way, being known and designated as Lot 31 on plat of Central Development Corp., recorded in Plat Book BB, Pages 22-23, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the Northwesterly side of Alpine Way, said pin being at the joint front corner of Lots 31 and 32, and running thence along Northwesterly side of Alpine Way N. 39-19 E. 75 feet to an iron pin at the joint front corner of Lots 30 and 31; thence with common line of said lots N. 50-41 W. 175 feet to an iron pin at the joint rear corner of Lots 30 and 31; thence S. 38-31 W. 75 feet to an iron pin at the joint rear corner of Lots 31 and 32; thence with common line of said lots S. 50-41 E. 174 feet to an iron pin at the point of beginning.

This mortgage is junior in lien to the mortgage given by J. L. Barksdale to C. Douglas Wilson & Co. in the original amount of \$15,900 dated June 12, 1964, recorded in Mortgage Book 962 at Page 153.

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.

PAID IN FULL & SATISFIED, this 2 day of April  
 Southern Bank and Trust Company  
 Greenville, South Carolina

By Wheeler M. Thacker V. Pres

Witness Geo. P. Wenzel V. Pres.

Wit. Betty Huffman

Wit:

Harvey Seruggs

SATISFIED AND CANCELLED ON RECORD

2 DAY OF April 1971  
 Ollie Farnsworth  
 R. M. C. FOR GREENVILLE COUNTY, S. C.  
 AT 4:57 O'CLOCK P.M. NO. 23016