

GREENVILLE, S. C.

BOOK 1174 PAGE 329

STATE OF SOUTH CAROLINA

DEC 3 4 02 PM '70

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, William Bass & Patricia A. Bass

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. O. Dill

(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

-----Five Hundred & No/100 (\$500.00)-----Dollars (\$ 500.00) due and payable

in one (1) year from date

with interest thereon from date at the rate of 8% per centum per annum, to be paid:

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, located near Travelers Rest, being known and designated as a part of Lot #57 of Meadowbrook Farm as per plat of W. J. Riddle, made October 1941, recorded in Plat Book M, Pages 22 and 23, having the following metes & bounds, to-wit:

BEGINNING at a point on Toler Road which is the joint front corner of Lot Nos. 57 & 58, and running thence along Toler Road 105 feet to an stake; thence N. 24-0 E. 210 feet to a stake; thence in a line parallel to Toler Road 105 feet to a point on the joint line of Lots Nos. 57 & 58; thence with the line of lot no. 58 S. 24-0 W. 210 feet to the beginning corner.

This is a part of that property conveyed to W. H. Dill by R. W. Toler & Annie W. Toler by Deed dated October 16, 1941, and recorded in the RMC Office for Greenville County, State of South Carolina, in Book 239, Page 59.

This property being that same property devised to said Grantor by Will of Bessie Dill. For reference see file in Probate Court for Greenville County, State of South Carolina.

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.

Paid in full and satisfied this the 29th day of March 1971.

C. O. Dill

*Witness Nancy H. Butler
Paul W. Vernon*

SATISFIED AND CANCELED OF RECORD

31 DAY OF March 1971

Ollie Farnsworth
R. M. C. FOR GREVILLE COUNTY, S. C.

AT 1:06 O'CLOCK P. M. NO. 22673