



MORTGAGE

BOOK 1179 PAGE 331

County of <i>Greenville</i>	Date of this Mortgage Month <i>Dec.</i> Day <i>22</i> Year <i>1970</i>
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Name of Home Owner(s) and Spouse <i>William Smith</i>	Residence <i>Star Route, Cleveland, S.C.</i>
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bound jointly and severally, if this mortgage is signed by more than one individual (hereinafter called the mortgagor), is justly indebted to

Name of Contractor <i>Beaufort Mfg. Co. Inc.</i>	Principal Office of Contractor <i>Greenville, S.C.</i>
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its heirs, successors and assigns (hereinafter called the mortgagee), in the SUM OF *Two Thousand Seven Hundred & 7/100* Dollars, (\$ *2,700.00*).

SAID SUM TO BE PAID AS FOLLOWS:	Number of installments	Amount of each installment	First installment due on Month Day Year	Payable thereafter monthly on the - day of each month
	<i>60</i>	<i>45.00</i>	<i>Feb 1 1971</i>	<i>1</i>

together with interest at seven (7%) per cent per annum on all matured and unpaid installments, according to a certain note(s) bearing even date herewith, and whereas the grantor desires to secure the payment of said note(s); KNOW ALL MEN, that the said mortgagor in consideration of the said debt and sum of money as aforesaid, and for the better securing of the payment thereof unto the said mortgagee and also in consideration of the further sum of \$3.00 to the said mortgagor in hand well and truly paid by the said mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release, unto the said mortgagee, his heirs, and assigns the following described premises in South Carolina:

Street address <i>Star Route</i>	City/Town <i>Cleveland, S.C.</i>	County <i>Greenville</i>
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being the same premises conveyed to the mortgagor by deed of *William Smith*

dated *7/10/44* 19... recorded in the office of the *clerk* of *Greenville* County in Book *265* Page *209* of which the description in said deed is incorporated by reference.

All that piece, parcel or lot of land known as part of the land conveyed to me by Will and J. L. Johnson, in Cleveland Township, Greenville County, State of South Carolina.

Beginning at Brooks Road, thence running n. 47 1/2 e. along Gap Creek Road 4.00 bend; thence n. 50 e. 1.80 chains to a red oak tree on north side of road; thence n. 48 w. 6.74 chains to an i.p.; thence s. 66 1/2 w. 1.50 chains to Gap Creek; thence down the meanders of said creek 17.68 to a bridge on said Gap Creek; thence s. 63 e. 1.75 to a bend in Brooks Road, thence n. 59 e. 1.98 to a bend in road; thence n. 75 e. 3.26 to a bend; thence s. 81 e. 1.49 to bend; thence n. 89 1/2 e. 2.27 to bend; thence n. 81 e. 1.97 to a bend; thence s. 63 e 1.00 to Gap Creek Road, the beginning and contains 5 1/2 acres, more or less

LESS , HOWEVER, THE TWO PARCELS DESCRIBED BELOW:

That parcel sold to Annie Clark Justice by William Smith and Ethel Smith by deed dated 3/30/49, recorded in Deed Book 378, at page 232 and described as follows: Beginning at the intersection of Old Brook Road and Cap Creek Rd. n. 47-30 e. 233.8 feet to a stake; thence N. 48-00 w. 420 feet to a stake on Gap Creek thence down the meanders of the said creek approximately 16 chains to a bridge at crossing of old Brook Rd. thence with the center of Old Brook Rd as the line, the following courses and distances s. 63 e. 115.5 feet, s. 59 e. 130.68 feet, n. 75 e. 66 feet to the beginning corner, s. 81 e. 130.02 feet, and s. 63-00 e. 66 feet to the beginning corner. And that parcel sold to Oeland F. Evins by William Smith and Ethel Smith by deed dated 4/2/49 recorded in Deed Book 378, page 339, and described as follows;

Beginning at red oak tree on the Gap Creek Road, a line running northeast n. 48 w. 444.84 feet to an iron pin, thence s. 66 1/2 w. 99 feet to an iron pin, thence s. 8 e. 75 feet to an iron pin, thence n. 48 w. 420 feet to an iron pin, thence along Gap Creek Rd. n. 50 e. 150 feet to the Beginning point. This lot or parcel of land is bounded on the north and east by the property of T. B. Potts and on the south and west by the Property of J. B. Justice.