

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
COUNTY OF OCONEE

FILED
GREENVILLE CO. S.C.

APR 19 12 57 PM '71

MORTGAGE OF REAL ESTATE

BOOK 1187 PAGE 201

OLLIE FARNSWORTH TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, Lou Reese Craig

(hereinafter referred to as Mortgagor) is well and truly indebted unto Peoples National Bank, Greenville, S.C.

(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

-----Thirty-Five Thousand and No/100----- Dollars (\$ 35,000.00) due and payable on or before May 1, 1972, with power in the maker hereof to anticipate and pay off any balance due hereunder at any time prior to maturity without penalty therefor.

with interest thereon from date at the rate of seven (7%) 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 Oconee, Keowee Township, situate on the southerly side of Craig Lane, being known and designated as Lot #11 according to Plat of ISAQUEENA POINT, prepared by James D. Crain, R.L.S., September 25, 1969, as recorded in the Office of the Clerk of Court, Oconee County, South Carolina, in Plat Book P-34, at Page 7, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Craig Lane at joint front corner of Lots 10 and 11 and running thence along the line of the said Lots S. 19-22 E. 266.8 feet to an iron pin at joint rear corner of the said lots; thence S. 70-44 W. 110.3 feet to an iron pin; thence N. 57-03 W. 35 feet to an iron pin at joint rear corner of lots 11 and 12; thence along the joint line of the said lots N. 21-20 W. 240.1 feet to an iron pin at joint front corner of the said lots on the southerly side of Craig Lane; thence along said Craig Lane N. 69-26 E. 70 feet to an iron pin; thence further along said Craig Lane N. 72-45 E. 70 feet to an iron pin at joint front corner of Lots 10 and 11, the point of beginning.

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville, being known and designated as Lot No. 4, Section 1, of a subdivision known as Stone Lake Heights as shown on a plat thereof being recorded in the RMC Office for Greenville County in Plat Book "BB", Page 133, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Chick Springs Road, joint front corner of Lots Nos. 3 and 4, and running thence with the joint line of said lots, S. 76-12 E. 245.4 feet to an iron pin on the western side of a 20 foot alley; thence with said alley, N. 11-22 E. 100 feet to an iron pin, joint rear corner of Lots Nos. 4 and 5; thence with the joint line of said lots N. 76-12 W. 242.4 feet to an iron pin on the eastern side of Chick Springs Road; thence, with said road, S. 13-48 W. 100 feet to the beginning corner.

The lien of this mortgage on Lot No. 4, Section 1, Stone Lake Heights, is junior and subordinate to the lien of that certain note and mortgage heretofore given by Charles R. Craig and Lou Reese Craig in favor of The Peoples National Bank, Agent, recorded in Mortgage Volume 942 at Page 137, R.M.C. Office for Greenville County, 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.

for Release of Sec 1 See Book 921 Page 450 of the Henman Anderson Book et al