

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED MORTGAGE OF REAL ESTATE
GREENVILLE, S. C.
APR 22 2 06 PM '71
TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
WHEREAS, We, Earnest A. Owens and Dora E. Owens

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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 Ninety Four and 24/100----- Dollars (\$ 8,094.24) due and payable

One Hundred Sixty Eight and 63/100 (\$168.63) Dollars beginning on the 22nd day of May, 1971 and One Hundred Sixty Eight and 63/100 (\$168.63) Dollars on the 22nd day of each and every month thereafter until paid in full

with interest thereon from date at the rate of _____ per centum per annum, to be paid: pursuant to note dated April 22, 1971

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, in Greenville Township, on the northwestern corner of the intersection of Cedar Lane Road and Worth Street and being known and designated as a portion of Lot 1 of the property of Knox J. Haynsworth, Trustee as shown on a plat thereof made by Dalton & Neves, Engineers, dated May 1941 and recorded in the R. M. C. Office for Greenville County in Plat Book L at Page 177, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern corner of the intersection of Cedar Lane Road and Worth Street and running thence along Worth Street, N. 29-57 E. 148 feet to an iron pin; running thence N. 58-30 W. 47 feet to an iron pin at the corner of property of W. F. Lunsford; thence with Lunsford-line, S. 29-57 W. 148 feet, more or less, to an iron pin on North side of Cedar Lane Road; thence along north side of Cedar Lane Road, S. 58-30 E. 50 feet to beginning corner.

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.