

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

BOOK 1215 PAGE 531

DEC 7 2-41 PM '71

PURCHASE MONEY  
MORTGAGE OF REAL ESTATE

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

WHEREAS, R. C. AYERS, SR.

(hereinafter referred to as Mortgagor) is well and truly indebted unto WADE DRAYTON BROWN, JR.

(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

~~THREE~~ THOUSAND SEVEN HUNDRED TWENTY ONE & NO/100 Dollars (\$ 9,721.00 ) due and payable

with interest thereon from date at the rate of \_\_\_\_\_ 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, being located on the westerly side of Brown Drive, and being described as follows in accordance with a plat entitled Property of R. C. Ayers, prepared by C. O. Riddle, Surveyor, dated October 28, 1971:

BEGINNING at an iron pin in the approximate center of Brown Road at the corner of property previously conveyed to Jerry K. and Frances C. Greene, and running thence along the line of said Greene lot, S. 79-38 W. 363.9 feet to an iron pin; thence along the line of property of Carolina, Inc., N. 1-16 W. 1,779.5 feet to a point in the approximate center of Brown Road; thence along said Brown Road as follows: S. 78-30 E. 162.4 feet, S. 55-12 E. 132 feet, S. 28-27 E. 224.9 feet, S. 28-27 E. 17.3 feet, S. 7-58 E. 277 feet, S. 23-46 E. 149.7 feet, S. 7-32 W. 122.7 feet, S. 19-18 W. 247.9 feet, S. 13-22 W. 200 feet, S. 3-12 E. 235.1 feet, S. 13-39 E. 200.1 feet to the point of beginning.

This is the identical property conveyed to the mortgagor by deed of the mortgagee of even date herewith. This mortgage is executed to secure a portion of the purchase price thereof.

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MORTGAGE RELEASE

For value received I, Wade Drayton Brown, Jr., the holder of the within mortgage do hereby release from the lien thereof the lots known and designated as Nos. 8, 10, 11, and 12 on a plat of property of R. C. Ayers, prepared by C. O. Riddle, Surveyor, dated October 28, 1971, which plat is to be recorded.

Wade D Brown Jr (seal)  
Wade Drayton Brown, Jr.

WITNESSES:

Ollie Farnsworth  
Janet Shelton

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor sign, seal and as the grantor's act and deed deliver the within written deed and that she with the other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 6th day of December, 1971.

Ollie Farnsworth 11/23/80  
Janet Shelton  
Notary Public for South Carolina, rights, members, hereditaments, 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.