

JAN 13 2 55 PM '72

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: Pension and Trust of Endodontics Associates, P.A.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Chester W. Johnston

(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 TWENTY-SEVEN THOUSAND THREE HUNDRED THIRTY-SEVEN AND 50/100-----

Dollars (\$27,337.50) due and payable

in ten equal annual installments of \$2,733.75 each,

with interest thereon from date at the rate of Seven & One-half (7½%) per centum per annum to be paid: annually on the unpaid balance.

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 on the Easterly side of Griffin Road and having according to plat entitled Survey for Chester Johnston, prepared by Carolina Engineering and Surveying Company dated September 2, 1963, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in center of Griffin Road, and running thence N. 88-30 E. 66 feet to an old iron pin; thence N. 74-15 E. 2033.3 feet to an old iron pin in branch; thence with the meanders of said branch the traverse lines of which are as follows: S. 2-51 W. 104.6 feet to a point; thence S. 34-59 W. 219.9 feet to a point; thence S. 29-06 W. 126.5 feet to a point; thence S. 3-10 E. 52.2 feet to a point; thence S. 8-49 W. 187.3 feet to a point; thence S. 19-31 W. 142.5 feet to a maple; thence S. 62-18 W. 1046.9 feet to an old iron pin in branch; thence with the meanders of said branch the traverse line of which is S. 48-11 E. 101.4 feet to an old iron pin; thence S. 74-28 W. 1180.3 feet to a nail and cap in center of Griffin Road; thence with the center of Griffin Road N. 20-57 E. 175 feet to a nail and cap; thence continuing with the center of Griffin Road N. 4-12 E. 330 feet to a nail and cap; thence continuing with the center of Griffin Road N. 13-34 E. 593.8 feet to a nail and cap, the beginning corner.

The mortgagor herein is hereby granted the privilege to prepay any or all of the remaining balance without penalty for prepayment.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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.

SATISFIED AND CANCELLED OF RECORD

16th DAY OF Sept 19 87

R. M. G. FOR GREENVILLE COUNTY

AT 9 O'CLOCK A. M. NO. 3285

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 104 PAGE 110/