

STATE OF SOUTH CAROLINA

GREENVILLE CO. S. C.

BOOK 1221 PAGE 333

COUNTY OF GREENVILLE

FEB 4 3 58 PM '72 MORTGAGE OF REAL ESTATE

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

WHEREAS, I, J. G. SLOAN,

(hereinafter referred to as Mortgagor) is well and truly indebted unto H. E. NOLIN

(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 TWO THOUSAND FIVE HUNDRED AND NO/100-----  
----- Dollars (\$ 2,500.00 ) due and payable

\$150.00 every three months with all to become due and payable at the end of four years

with interest thereon from date at the rate of eight per centum per annum, to be paid: quarterly

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, near the intersection of Cedar Lane Road and Riverside Drive, described as follows:

BEGINNING at an iron pin on the west side of Riverside Drive, at the joint front corner of this property and property owned by Vivian Dickerson, and running thence N. 89-36 W. 100 feet to an iron pin; thence continuing with the said line N. 89-36 W. 20.8 feet to a point in the center of Reedy River; thence with the center of Reedy River S. 16-11 W. 16 feet to a point in the center of Reedy River; thence continuing with the center of Reedy River S. 58-0 W. approximately 28 feet in the center of Reedy River; thence S. 68-54 E. approximately 145 feet to an iron pin on the west side of Riverside Drive; thence with the western side of Riverside Drive, N. 5-54 E. 70 feet to an iron pin, the point of beginning.

ALSO: ALL that piece, parcel or lot of land situate, lying and being in Greenville Township and County, State of South Carolina, and being a portion of the property shown on a plat thereof entitled "Property of Tiney L. Center and Hazel E. Henderson", dated March, 1952, and having, according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the west side of Riverside Drive at the joint front corner of this property and a portion thereof previously conveyed by contract to J. G. Sloan, and running thence N. 68-54 W. approximately 145 feet to a point in the center of Reedy River; thence with the center of Reedy River S. 58-0 W. approximately 65 feet to a point in the center of Reedy River near a bridge over same; thence with the northeastern side of Cedar Lane Road S. 68-54 E. 151.4 feet to an iron pin; thence N. 72-41 E. 50 feet to an iron pin thence N. 5-54 E. with the west side of Riverside Drive 30 feet to the point of beginning.

Together with all and singular 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.