

FILED
GREENVILLE CO. S. C.

BOOK 1224 PAGE 570

MORTGAGE OF REAL ESTATE - Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Frances L. McCall

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Jarrard Hardware & Furniture Co., Inc. (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 Five Hundred and no/100----- DOLLARS (\$ 3,500.00--), with interest thereon from date of maturity at the rate of eight per centum per annum, said principal and interest to be repaid:

on or before July 1, 1972.

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, containing 5.75 acres, western side of Thompson Road, O'Neal Township, being shown on plat of survey by Terry T. Dill, Surveyor, dated 7/22/71, as follows:

Beginning at a RR Spike in the center of Thompson Road, and running S 88-55 W 269 feet to an iron pin; thence S 21-21 W 200 feet to an iron pin; thence N 40-00 W 403 feet to an iron pin; thence N 30-20 E 450 feet to a corner iron pin; thence S 62-56 E 503 feet along line of Amos E. Jones property to RR spike in center of Thompson Road, approximately 2 miles from Willis Road; thence along line of said Thompson Road, S 23-42 W 137 feet to point in center of road; thence S 07-02 W 150 feet to RR spike in center of said road, and point of beginning, said property containing 5.75 acres, more or less.

Derivation: Deed Book 793 at page 368.

Plat recorded in Plat Book SSS at page 458.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.