

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
JUL 16 1973
DONNIE S. TANKERSLEY

BOOK 1284 PAGE 583

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, the said Johnnie Workman and Betty Workman

(hereinafter referred to as Mortgagor) is well and truly indebted unto Pickensville Investment 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 Twenty-Five Hundred Eighty-Three and no/100 - - - Dollars (\$ 2,583.00) due and payable

seventy-one and 75/100 (71.75) Dollars on July 5, 1973 and seventy-one and 75/100 (71.75) Dollars on the 5th. of each and every month thereafter until the entire amount is paid in full.

maturity
with interest thereon from ~~date~~ at the rate of eight per centum per annum, to be paid: semi-annually

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 tract of land, situate, lying and being in Saluda Township, bounded on the North and South by other land of Clarence M. Green and on the East by branch water of Mush Creek, and on the West by center line of Golden Grove Church Road, and having the following netes and bounds, to-wit: BEGINNING at a point in center Goodwin Bridge Road, about 50 feet Southeast of the intersection of Golden Grove Church Road and running thence N. 29-50 E. 200 feet to Flint Rock at junction of two spring branches; thence running N. 38-30 W. 71 feet to persimmon at junction of two other branches; thence running up branch as line as follows: N. 34-15 W. 350 feet; N. 44-10 W. 200 feet; N. 53-30 W. 84 feet to maple; thence running S. 86-45 W. 308 feet to white oak; thence running S. 50-00 W. 422.7 feet to piece of iron in center Golden Grove Church Road; thence running in a Southerly direction along road to BEGINNING as follows: S. 0-55 E. 300 feet; S. 12-35 W. 160 feet, S. 46-45 E. 90 feet, S. 66-50 E. 100 feet; S. 60-30 E. 300 feet and S. 39-00 E. 150.50 feet to the BEGINNING corner and containing 18.5 acres, more or less. LESS however, one-half acres, more or less, conveyed by Johnnie Workman to Claude Workman, Et Al, recorded in Deed Book 649, Page 218, on the 2nd. day of May, 1960. This being the same property as was conveyed to Johnnie Workman by deed of Clarence M. Green by deed dated January 28, 1947, recorded in the R.M.C. Office of Greenville County, South Carolina, in Deed Book 306, at page 366, February 1, 1947, Less the one-half acre, more or less, conveyed as shown above.

STAMPS in the amount of \$1.04 affixed to note of even date, in the amount of \$2,583.00.

PICKENVILLE INVESTMENT COMPANY

BY: Marion Harris
Marion Harris

Sworn to and subscribed before me this
2nd. day of June, 1973.

Jayce H. Hill
My Commission expires 1-2-80.

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.

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