

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE COUNTY  
NOV 18 10 51 AM  
CLERK OF COURTS  
GREENVILLE S.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Hubert W. Styles and Thelma Mae Styles

hereafter referred to as Mortgagor is well and truly indebted unto C. G. Henderson

hereafter 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

Eight Thousand Two Hundred Fifty and no/100----- Dollars (\$ 8,250.00 ) due and payable within one year from date (Interest included)

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum, to be paid \_\_\_\_\_ annually. Interest is included in payment

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee'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 as 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 north side of Clear Creek and the south side of a County road near Gilreath Mill, Oneal Township, containing 4.22 acres, more or less and having the following courses and distances according to survey and plat by John A. Simmons, Registered Surveyor, dated November 18, 1961, to-wit:

BEGINNING in a point in Clear Creek, iron pin on bank, corner of Frank Tooley land, and running thence N. 07-28 W. 125 feet to an iron pin; thence N. 35-15 W. 90 feet to an iron pin; thence N. 73-30 E. 63 feet to an iron pin; thence S. 83-00 E. 22.9 feet to an iron pin on the south side of road; thence along the edge of said road, N. 19-20 W. 134.5 feet and N. 76-20 W. 144.8 feet to an iron pin on south bank of road, corner of W. Dennis Smith property; thence S. 14-30 W. 273 feet to an iron pin; thence N. 28-51 W. 174.9 feet to an iron pin; thence S. 1-00 W. 130.1 feet to an iron pin; thence S. 10-30 E. 123 feet to an iron pin; thence S. 23-30 E. 85 feet to the center of Clear Creek; iron pin back on bank at 12 feet; thence along the center of the creek as the line, N. 58-35 E. 132 feet, N. 85-30 E. 83 feet, N. 76-50 E. 204 feet and N. 72-35 E. 200 feet to the beginning corner.



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 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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