

STATE OF SOUTH CAROLINA
County of ~~Spartanburg~~
GREENVILLE

FILED
GREENVILLE, CO. S. C.
JUL 8 4 27 PM '76
DONNIE S. TANKERSLEY
R.H.C.

BOOK 1372 PAGE 319

TO ALL WHOM THESE PRESENTS MAY CONCERN, Roger J. Hart and Mildred S. Hart

(hereinafter called the Mortgagor) sends GREETINGS:

WHEREAS, the undersigned Mortgagor is indebted to Ernest B. Kellogg and Helen H. Kellogg

hereinafter called the Mortgagee, in the principal sum of Five Thousand Six Hundred Twenty-Five and no/100 (\$5,625.00) Dollars,

evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, with interest thereon from date at the rate as specified in said note, said principal and interest to be repaid as therein stated, the last payment being due, under the terms of said note, on July 1, 1976.

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 purpose whatsoever, and this mortgage shall secure all present and future indebtedness of Mortgagor to Mortgagee;

NOW, KNOW ALL MEN, That, 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 (\$3.00) Dollars to the Mortgagor in hand paid by the Mortgagee (at and before sealing and delivery of these presents), the receipt of which is acknowledged, the Mortgagor has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee:

All that piece, parcel or lot of land in Greenville County, South Carolina, bordering on South Carolina Highway No. 14 near Gowansville, consisting of a four (4) acre tract as is shown on a Plat for Roger J. Hart and Mildred S. Hart by Robert R. Spearman, RLS, dated June 28, 1976, to be recorded herewith. Reference is made to said plat in aid of description. The property is more accurately described according to said plat as follows:

Beginning at a point in the center of South Carolina Highway No. 14 at its intersection with a country road and running thence N. 68-00 W. 119.9 feet; thence N. 58-50 W. 90.6 feet; thence N. 54-17 W. 83.4 feet; thence leaving said country road and running N. 18-41 E. 222.4 feet; thence N. 71-19 W. 180 feet; thence S. 18-41 W. 271.75 feet to a point in the middle of said country road; thence S. 89-27 W. 127.5 feet to an iron pin; thence leaving said country road N. 18-41 E. 406.6 feet; thence S. 76-10 E. 570.6 feet to a point in the middle of South Carolina Highway No. 14; thence running with South Carolina Highway No. 14 S. 16-00 W. 415 feet to the point of beginning.

This is a part of 239 1/2 acres conveyed to William E. Branyon and Mary Ruth Branyon by deed of Ernest B. Kellogg and Helen H. Kellogg dated July 6, 1976, and recorded immediately prior to this mortgage.



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