

FILED
 STATE OF SOUTH CAROLINA GREENVILLE CO. S. C. BOOK 1320 PAGE 295
 COUNTY OF GREENVILLE AUG 20 2 53 PM '74 MORTGAGE OF REAL ESTATE BOOK 64 PAGE 425
 DONNIE S. TANKERSLEY TO ALL WHOM THESE PRESENTS MAY CONCERN:
 R.H.C.

WHEREAS, G. Sidney Garrett and Ben W. Garrett

(hereinafter referred to as Mortgagor) is well and truly indebted unto Frances S. McDowell

(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

--Thirty Three Thousand and No/100-----Dollars (\$33,000.00--) due and payable

04-01 W. 197.2 ft. to an iron pin; thence along the joint property line of M. W. Garrett, N. 16-04 W. 846.3 ft. to an iron pin in the edge of Road S-23-651; thence along the edge of said Road the following courses and distances N. 72-12 E. 225 ft. to an iron pin; N. 73-47 E. 90 ft. to an iron pin; N. 74-21 E. 1,073.9 ft. to an iron pin; thence leaving said Road and running along the joint property line of W. R. Goodwin, S. 7-35 E. 113.6 ft. to an iron pin; thence continuing along the joint property line of W. R. Goodwin N. 82-25 E. 148.2 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of even date herewith.

The Mortgagee hereby agrees that the Mortgagors shall have the right to pre-payment in full. This right cannot be exercised before August 16, 1975. The Mortgagee further agrees to release portions of the above described property on the basis of \$1500.00 per acre. YOUNTS, GROSS, GAULT & SMITH

WITNESSES:

Paid and satisfied in full this 14 day of February, 1979.

FILED
 GREENVILLE, CO. S. C.
 FEB 15 4 03 PM '79
 DONNIE S. TANKERSLEY
 R.H.C.

YOUNTS, GROSS, GAULT & SMITH

Cancelled
 Donnie S. Tankersley
 R.H.C.
 23763
 FEB 15 1979



Together with all and singular rights, members, herditaments, 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.

4328 (V-2)