

OLIE F. HSWORTH  
R.M.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Jim W. Beam.

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

WHEREAS, the Mortgagor is well and truly indebted unto Janell Roberson Beam (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

TWO THOUSAND & NO/100 - - - - - DOLLARS (\$ 2000.00 ),  
due and payable December 1, 1963

December 1, 1963  
with interest thereon from ~~at~~ the rate of six per centum per annum, to be paid: Monthly

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 45.11 acres, and having, according to a plat of the property of H. R. Beam by C. O. Riddle, RLS, date July 6, 1953, the following metes and bounds, to-wit:

BEGINNING at a point in the center of S. C. Highway No. 8 and running thence S. 45-30 E. 1617 feet along line of property of H. P. Beam to a stone; thence along line of Tucker S. 49-00 E. 683 feet to a stone; thence N. 36-30 W. 928 feet to a stake on a branch; thence with branch as the line and along line of Jim Beam, the following traverse courses and distances; N. 48-45 E. 364 feet; N. 65-30 E. 163 feet; N. 27-30 E. 200 feet; N. 19-45 E. 112 feet; N. 42-50 E. 111 feet to a dog-wood near branch; thence along line of J. W. King, Jr., N. 18-00 E. 541 feet to a point in the center of S. C. Highway No. 8; thence along the center of Highway 8 the following courses and distances; S. 82-35 E. 248.9 feet; S. 79-05 E. 348.2 feet; S. 74-45 E. 609.5 feet and S. 69-15 E. 255 feet to the point of beginning.

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.