

AUG 2 10 39 AM 1965

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, F. D. Steading, otherwise known as Franklin Steading, and
Billie Joyce Steading, otherwise known as Joyce Steading,

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Grady W. Brown,

(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

Twelve Thousand, and no/100 --- Dollars (\$ 12,000.00) due and payable
in semi-annual, successive instalments of Five Hundred Ten and no/100 (\$510.00) Dollars each,
including interest, first instalment due and payable on the first day of February, 1966, and
a like instalment on August first, 1966, and like instalments on the first days of each suc-
ceeding February and August, until both principal and interest are paid in full, payments to
be applied first to interest and balance to principal,

with interest thereon from date at the rate of six per centum per annum, to be paid: on principal payment dates

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, in Butler Township, on the southern side of Woodruff Road (S. C. Highway 146), containing 1.58 acres, more or less, and designated as lot No. 6 on plat of property of Grace Vaughn Howell, made by C. O. Riddle, and dated April 1, 1963, and recorded in the R.M.C. Office for Greenville County in Plat Book WW at pages 492 - 493, and having according to said plat the following metes and bounds, to wit: BEGINNING at an iron pin on the southern side of Woodruff Road at the joint corner of lots 6 and 7, and running thence S. 9-00 W. 300 feet to an iron pin; thence along line of lot No. 4, S. 81.00 E. 228.9 feet to an iron pin at the joint corner of lot No. 5; thence with line of lot No. 5, N. 9-00 E. 301 feet to an iron pin on the southern side of Woodruff Road; thence with the southern side of said road: N. 81-27 W. 120.6 feet to an iron pin; thence N. 81-00 W. 108.3 feet, more or less, to the beginning corner, and being the same property conveyed to us by deed from Grace V. Howell, dated May 24, 1963, and recorded in the R.M.C. Office aforesaid in Deed Book 723 at page 534."

ALSO, all of those other two parcels of land situate in the Township, County and State aforesaid, on the northwest side of Bennett's Bridge road, and separately described as follows:

Parcel No. 1: BEGINNING on a point in said road, joint corner of W.C.Steading (formerly Donald L. Bayne), and running thence with said Steading lot line N. 53-39 W. 220 feet to a stake; thence with rear line of said Steading lot S. 36-05 W. 75 feet to a stake; thence N. 53-49 W. 85 feet to a stake at or near a bob wire fence; thence with said fence N. 33-55 E. 130 feet to a stake; thence S. 53-49 E. 310 feet to a point in said road; thence with the center of said road S. 36-05 W. 55 feet to the beginning corner, and being the same property conveyed to us by deed from J. E. Summey, dated November 19, 1959, and recorded in the R.M.C. Office aforesaid in Deed Book 740 at page 232, reference to which is hereby made for further description; and,

Parcel No. 2: BEGINNING on a point in the center of said Bennett's Bridge Road, at corner of other property of the grantees, thence with line of said other property N. 53-49 W. 220 feet to a stake; thence N. 38-05 E. 75 feet to a stake; thence S. 53-49 E. 220 feet to center of said road; thence with the said road S. 36-05 W. 75 feet to the beginning corner, and being the same property conveyed to us by deed from W. C. Steading, dated July 5, 1963, and recorded in the R.M.C. Office aforesaid in Deed Book 740 at page 231, reference to which is hereby made for further description.

ALSO, All that piece, parcel or lot of land situate in Greenville County, State of South Carolina, designated as lot No. 161 in Pineforest subdivision, near the City of Greenville, South Carolina, over which we hold, at this time, a contract to purchase, and which shall come under this mortgage when he acquire the legal title thereto, our equity in the same being under this mortgage now.

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.

The debt hereby secured is paid in full and the Lien of this instrument is satisfied this
7 of October 1966

By: Grady W. Brown
Witness: John S. Chero
Witness: Anne S. Alewine

SATISFIED AND CANCELLED OF RECORD
10 DAY OF Oct. 1966
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 8:37 O'CLOCK A M. NO. 9540

For Release Set 161 See Deed Book 795 Page 340 deed to Florence Joe Cobb.