

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

APR 23 2 45 PM 1968

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1098 PAGE 219

OLLIE FARNSWORTH
R.M.S.

WHEREAS, James R. and Bertha P. Cobb

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation 100 E. Stone Street Greenville, S.C.

(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 Nine hundred twelve dollars and no/100..... Dollars (\$ 912.00) due and payable

Twenty four monthly installments of thirty eight dollars each (24X38.00)

with interest thereon from date at the rate of XX per centum per annum, to be paid:

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

BEGINNING at an iron pin in road, corner Mamie Stewart, running thence with the road N. 34-30 W. 566 feet to an iron pin; thence N. 34-30 W 158 feet to an iron pin; thence N. 35 W. 297 feet to an iron pin; thence N. 56-30 E. 43 feet to iron pin; thence N. 33 W. 514 feet to iron pin; thence N. 55-45 E 897 feet to stone; thence S. 34-15 E 330 feet to a stone; thence N. 55-45 E 396 feet; thence N. 34-15 W 330 feet to stake in branch; thence S. 55-45 W 201 feet to iron pin; thence N. 72-30 W 153 feet to iron pin; thence S. 21 E 977 feet to iron pin thence S. 56-30 W 1149 feet to a stone; thence S. 46-38 E 476 feet to stone; thence S. 44-30 E 577 feet to stake in branch; thence N. 56-30 E 1557 feet to beginning corner, containing 58.75 Acres.

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.

*Paid 5/2/69.
Community Finance Corp.
By M. A. Willingham
Witness G. Floyd
J. Howard*

SATISFIED AND CANCELLED OF RECORD
11 DAY OF April 1968
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:30 O'CLOCK P. M. NO. 22706