

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JAN 20 11 08 AM 1969

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH
R. M. C. TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, We, William and Magdalan B. Davis

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company
Piedmont, 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

One thousand seven hundred fourteen and no/100-----Dollars (\$ 1,714.00) due and payable

in eleven monthly payments of \$45.00 and one payment of \$1,174.00, beginning on January 8, 1969 and payments continuing monthly thereafter until paid in full.

with interest thereon from date at the rate of 7 per centum per annum, to be paid: in advance

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 Oaklawn Township, lying and being on the North side of the Ware Road leading from Pelzer to Wares, containing 1.47 acres more or less and having the following courses and distances according to survey and plat made by John C. Smith, Surveyor, dated August 14, 1964 to wit :

BEGINNING AT a point in the center of Ware Road and running thence along Thern Ervin Burns lot N. 56 - 53 E. 306 feet to corner of William C. Burns lot, thence along Burns line N. 54-31 W. 287.7 feet to corner of William Burns lot, thence along Burns line S. 29-15 W. 323 feet to point in center of said road, thence S. 68-43 E. 144.8 feet to beginning corner. Bounded on North and West by Lots of William C. Burns and on the East by Thern Ervin Burns lot and on the South by Ware Road. This being part of that same land conveyed to Lula Burns by C. Burns by his deed dated January 20, 1948, recorded in the R. M. C. Office for Greenville County in Volume 334, at page 45.

This is the same land conveyed to the Grantors by Lula Burns by deed dated December 10, 1964, said deed recorded in the R. M. C. Office for Greenville County in Book 767 of Deeds, Page 281.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 7 PAGE 136

SATISFIED AND CANCELLED OF RECORD

2 DAY OF May 19 1969
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:45 O'CLOCK A. M. NO. 29561