

MORTGAGE OF REAL ESTATE—Mann, Foster, ^{FILED} ~~Edmore~~ & Brissey, Attorneys at Law, Justice Building, Greenville, S. C. 1.50

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

BOOK 1201 PAGE 269

AUG 4 4 21 PM '71

MORTGAGE OF REAL ESTATE

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

WHEREAS, W. H. Alford

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

Louise L. Lavis

(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 Seven Thousand and no/100 -----

Dollars (\$ 7,000.00) due and payable

at the rate of \$100.00 per month beginning September 1, 1971, and continuing thereafter until paid in full; payments to be applied first to interest and balance to principal

with interest thereon from September 1, 1971 at the rate of seven (7) 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

All that lot of land in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 42 on the Northeast side of Edgewood Avenue, as shown on plat of Leawood prepared by Dalton & Neves, Engineers, June 1938, recorded in Plat Book "J" at Pages 18 and 19, and being more particularly described according to said plat as follows:

BEGINNING at an iron pin on the Northeast side of Edgewood Avenue, which pin is 225 feet Northwest of the intersection of Edgewood Avenue and Forrest Lane, joint front corner of Lots Nos. 41 and 42, and running thence with Edgewood Avenue, N. 55-18 W. 75 feet to an iron pin, joint front corner of Lots Nos. 42 and 43; thence with joint line of said lots, N. 33-54 E. 163.9 feet to an iron pin; thence S. 55-41 E. 75 feet to an iron pin, joint rear corner of Lots Nos. 41 and 42; thence with joint line of said lots, S. 33-54 W. 164.3 feet to the point of beginning.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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 2 PAGE 519

SATISFIED AND CANCELLED OF RECORD

22 DAY OF Sept 19 71

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:23 O'CLOCK P M. NO. 8564