

MORTGAGE OF REAL ESTATE—Offices of MANN & BRISSEY, Attorneys at Law, Greenville, S. C.

BOOK 1054 PAGE 647

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

FILED  
GREENVILLE CO. S. C.  
APR 14 11 05 AM 1967  
CLERK TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

I, Douglas E. Greer,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Motor Contract Company of Greenville, Inc.

(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

Three Thousand One Hundred Twenty-Four and 80/100----- Dollars (\$ 3,124.80 ) due and payable

Due and payable at the rate of \$86.80 per month for thirty-six (36) months beginning May 13, 1967 and continuing thereafter until paid in full.

with interest thereon from maturity at the rate of Seven per centum per annum, to be paid: on demand

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, about four miles from the City of Greenville on the southwest side of the Butler Springs Road and having, according to a survey and plat made by Dalton & Neves, Engineers in May 1946 the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Butler Springs Road at the corner of Spencer's land and running thence S. 38-15 W. 135.3 feet along the southwest side of said Butler Springs Road to an iron pin at A. L. Harbin's corner; thence N. 87-30 W. 200 feet along the line of that property to an iron pin; thence still with Harbin's property N. 37-56 E. 365 feet to an iron pin at Spencer's corner; thence along the line of his property S. 17-30 E. 200 feet to the point of beginning.

The above is the same property conveyed to the mortgagor by deed dated August 23, 1965 and recorded in the R. M. C. Office for Greenville County in Deed Book 780, at Page 592.

Together with all and singular rights, members, hereditaments, 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 June 19, 1967.  
Motor Contract Co. of Greenville  
By J. E. Phipps V.P.  
Witness - P. Gilbert  
A. Ramsey*

SATISFIED AND CANCELLED OF RECORD

21 DAY OF June 1967

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 9:03 O'CLOCK A. M. NO. 31313