

MAY 2 12 40 PM 1967

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

BOOK 1056 PAGE 301

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, George William Sharpton,

(hereinafter referred to as Mortgagor) is well and truly indebted unto William J. Goldsmith, his heirs and assigns forever:

(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 -----

Forty Five Hundred and No/100----- Dollars (\$ 4500.00) due and payable \$2250.00 from proceeds of first draw on construction loan or 60 days from date, whichever first occurs with the balance due and payable on the second draw of the construction loan or 120 days from date whichever first occurs,

with interest thereon from maturity at the rate of 7 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

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the eastern side of Lake Circle Road in Paris Mountain Township and being known and designated as Lot No. 7 on plat of property of John W. Douglas, Jr. recorded in the R. M. C. Office for Greenville County in Plat Book "P", at Page 107. Said lot fronts 200 feet on the east side of Lake Circle Road and runs back to a depth of 398.8 feet along the line of Lot No. 8 and to a depth of 414.3 feet along the line of Lot No. 6 and is 203.3 feet across the rear.

The above is the same property conveyed to the mortgagor by the mortgagee by deed to be recorded.

This is a second mortgage, being junior in lien to a first mortgage to Fidelity Federal Savings and Loan Association in the amount of \$21,500.00.

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.

August 10, 1967.

This mortgage has been satisfied and paid in full.

William J. Goldsmith

Witness - Frank L. Plescia

Shirley T. King

SATISFIED AND CANCELLED OF RECORD

10 DAY OF August 1967

Ollie Farnsworth

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

AT 10:25 O'CLOCK A. M. NO. 4575