

NOV 21 12 30
RECORDED IN THE
OFFICE OF THE CLERK OF COURTS
GREENVILLE, S.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN

932 253

WHEREAS, We, Esco M. Leopard and Virginia J. Leonard

(hereinafter referred to as Mortgagor) is well and truly indebted unto Ratterree-James Insurance Agency,
of Greer, S. C.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's ^{joint} promissory note of even date herewith, the terms of which are
incorporated herein by reference, in the sum of Fifteen Thousand Seven Hundred
Dollars (\$ 15,700.00) due and payable

on demand.

with interest thereon from date at the rate of 5 1/2 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, Chick Springs Township, on the West side
of Blue Ridge Drive in the City of Greer, and being shown as all of lot number
TWENTY (20) on a plat of property of BURGESS HILLS, made by Fieldmont Engineering
Service, dated January 1, 1961, recorded in plat book "Y" page 66 and 67, and
being the same conveyed to the within mortgagor by Ralph J. Brown by deed re-
corded in deed book 691 page 447, Greenville County, S. C. Office, for a
more complete description as to notes and bounds, reference is hereby made
to said plat.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or ap-
pertaining, 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 in full Nov. 27, 1963
Ratterree-James Ins. Agency
By: R. Perry Turner
vice president

witness:
Meriam Padden

RECORDED AND CANCELLED OF RECORD
4
FEB 10 1963
R.M.C. OF GREENVILLE COUNTY, S.C.
APR 14 1963
P. O. NO. 16209