

FILED IN GREENVILLE CO. S.C.
JOHN M. DILLARD, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA } FEB 22 11 57 AM 1965
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

BOOK 987 PAGE 3

TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, we, JAMES P. McNAMARA and CATHERINE F. McNAMARA

(hereinafter referred to as Mortgagor) is well and truly indebted unto FRANK E.R. SIENA, as Trustee and Attorney-In-Fact under written agreement with James G. Bannon, dated September 7, 1962,

(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 Eighteen Thousand and No/100 - - - - -

Dollars (\$ 18,000.00) due and payable One (1) year from the date hereof,

with interest thereon from date at the rate of six (6%) per centum per annum, to be paid: annually

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 those pieces, parcels, or tracts of land situate, lying and being in Austin Township, Greenville County, South Carolina, bounded by South Carolina Highway No. 14, Gilders Creek and South Carolina Highway No. 48 (Bethel Road), as shown on a plat of the property of James P. McNamara and Catherine F. McNamara made by Dalton & Neves, Engineers, in April, 1958, said plat to be recorded herewith, and having the following metes and bounds, to-wit:

TRACT NO. 1: BEGINNING at an old iron pin on the northeasterly side of South Carolina Highway No. 14, and running thence S. 38-34 E. 717.3 feet to an old iron pin; thence S. 47-52 W. 601.7 feet to an old iron pin; thence S. 14-49 E. 625 feet to an iron pin on the northerly side of Gilders Creek; thence running along the Northern side of Gilders Creek as the line the following courses and distances: S. 34 W. 154 feet; S. 27-11 W. 132 feet; S. 36-17 W. 190 feet; S. 78-40 W. 129 feet; N. 75-03 W. 226 feet; N. 54-31 W. 129 feet; N. 51-22 W. 197 feet to an iron pin at a point where South Carolina Highway No. 14 crosses the said Gilders Creek near a bridge; thence running along the easterly side of South Carolina Highway No. 14, N. 13-04 E. 233 feet to an iron pin; thence N. 15-31 E. 236 feet to an iron pin; thence N. 20-15 E. 197 feet to an iron pin; thence continuing along said Highway No. 14, N. 23-57 E. 1241 feet to an iron pin; thence crossing said Highway No. 14, S. 38-34 E. 42 feet to an iron pin, the beginning corner, containing 23.80 acres, more or less, exclusive of roads and being known as a part of tract No. 5 of the property of Mrs. Martha A. Austin, as shown on a plat thereof, made by W. J. Riddle, Surveyor, in January, 1924.

TRACT NO. 2: BEGINNING at an iron pin near a bridge at a point where South Carolina Highway No. 14 crosses Gilders Creek, corner of tract No. 1, described above, and running thence along the northern side of said Gilders Creek as the line, the following courses and distances, to-wit: N. 51-33 W. 132 feet; S. 60-27 W. 159 feet; S. 22-46 W. 249 feet; S. 25-07 W. 240 feet; S. 28-11 W. 207 feet; S. 25-23 W. 199 feet; S. 17-53 W. 219 feet; S. 44-32 W. 147 feet; S. 71-49 W. 167 feet; N. 34-09 W. 173 feet; N. 43-43 W. 243 feet; N. 35-32 W. 435 feet; N. 31-28 W. 188 feet; N. 37-12 W. 260 feet; N. 52-45 W. 102 feet to an iron pin on the easterly side of South Carolina Highway No. 48 (Bethel Road); thence running along the easterly side of said Highway, the following courses and distances: N. 25-35 E. 258 feet; N. 20-53 E. 293 feet; N. 19-11 E. 1696 feet; N. 24-34 E. 250 feet; N. 49-12 E. 226 feet; N. 75-11 E. 227 feet; S. 79-55 E. 228 feet; S. 65-39 E. 230 feet; S. 70-02 E. 205 feet; S. 79-16 E. 187 feet; S. 86-03 E. 253 feet; N. 87-54 E. 304 feet to an iron pin at the intersection of South Carolina Highway No. 48 and South Carolina Highway No. 14, thence turning and running along the western side of South Carolina Highway No. 14, the following courses and distances, to-wit: S. 41-41 E. 63 feet; S. 23-57 W. 495 feet; S. 23-57 W. 1241 feet; S. 20-15 W. 197 feet; S. 15-31 W. 236 feet; S. 13-04 W. 233 feet to an iron pin, the point of beginning, containing 119.30 acres, more or less, exclusive of roads, and being the major portion of tract No. 2, and a part of tract No. 6 of the property of Mrs. Martha A. Austin, as shown on a plat thereof made by W. J. Riddle, Surveyor, in January, 1924.

EXCLUDING, HOWEVER, that certain tract of land with improvements containing 30 acres, more or less, as shown on a plat of the property of James P. McNamara and Catherine F. McNamara, revised November 4, 1959 and recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book MM, page 11, reference to which is hereby craved for the metes and bounds thereof, this being the same property under the lien of that certain mortgage given by James P. McNamara and Catherine F. McNamara to Fidelity Federal Savings & Loan Association dated June 11, 1963 and recorded in the R.M.C. Office for Greenville County, S.C., in Mortgage Book 925, Page 131.

The above described property is the same conveyed to James P. McNamara and Catherine F. McNamara by deed of James G. Bannon recorded in the R.M.C. Office for said County and State in Deed Book 597, Page 1.

Paid in full and satisfied this 1st day of March, 1966.
Southern Bank and Trust Company
Greenville, South Carolina
By: S. H. Hunt *Witness: Betty W. Higgins*
Earl Lewis *Donna H. Coker*

SATISFIED AND CANCELLED OF RECORD
3 DAY OF March 1966
Ellie Farnsworth
R.M.C. FOR GREENVILLE COUNTY, S.C.
AT 4:32 O'CLOCK P.M. NO. 15211