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BOOK 1063 PAGE 277

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE }

OLLIE FARRIS MORTGAGE OF REAL ESTATE
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, J. D. Stargel

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. M. Cochran, R. D. Cochran and Alvin H. Cochran

(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 Fifteen Hundred and no/100---

Dollars (\$ 1500.00) due and payable

one year after date

with interest thereon from date at the rate of Six 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 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 Cochran Heights, Property of Mrs. M. C. Cochran Estate, and shown on plat prepared by C. O. Riddle, Surveyor, in November 1962, and being shown as Lot No. 7 on said plat, and also the parcels of land adjoining and being in the rear of Lots 8, 9, 10 and 11 of said plat, and having, according to said plat, the following courses and distances, to-wit:

Lot No. 7. Beginning at a point on White Horse Road, at the joint front corner of Lots 6 and 7, and running thence with the line of said lots, S. 59-05 W. 150 feet to Lot 8; thence S. 30-55 E. 84.3 feet; thence N. 55-54 E. 150.3 feet to White Horse Road; thence with White Horse Road, N. 30-55 W. 75.6 feet to the point of beginning.

Also, the following: Beginning at the southern corner of Lot No. 7, and running thence S. 55-54 W. 149.8 feet; thence S. 85-24 W. 160.1 feet to the joint rear corner of Lots 11 and 12; thence with the rear lines of Lots 11 and 10, N. 62-25 E. 150 feet; thence with the rear lines of Lots 9 and 8, N. 62-44 E. 150 feet to the rear line of Lot No. 7; thence with Lot No. 7, S. 30-55 E. 44.5 feet to the point of beginning.

This is a mortgage for purchase money.

Together with all and singular rights, members, herditaments, 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.

Handwritten notes:
Paid and satisfied in full
7/13/67

Handwritten notes:
RECORDED
DEPARTMENT OF RECORDS
GREENVILLE, S.C.