

DEC 1 8 50 AM 1967

MORTGAGE OF REAL ESTATE—Mann, Foster, Johnston & Ashmore, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNISWORTH
MORTGAGE OF REAL ESTATE

BOOK 1078 PAGE 93

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, BENJAMIN GAUSE

(hereinafter referred to as Mortgagor) is well and truly indebted unto Stoy White and Martha M. White

(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 Seven Thousand Five Hundred and No/100

Dollars (\$ 7,500.00) due and payable

as stated therein,

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

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 Fairview Township, School District 5-D, on the Log Shoals Road, containing 18.01 acres, more or less, according to a plat entitled "Stoy and Martha M. White Property", made by C. O. Riddle, Registered Legal Surveyor, May 4, 1967. According to said plat, the property is more fully described as follows:

BEGINNING at a point in the center of Log Shoals Road and running thence N. 47-10 W. 949.6 feet to an iron pin; thence S. 41-00 W. 375 feet to an iron pin; thence S. 13-15 W. 400 feet to an iron pin; thence S. 1-30 E. 400 feet to an iron pin; thence S. 63-30 E. 175 feet to an iron pin; thence S. 61-45 E. 261.4 feet to a point in the center of Log Shoals Road; thence with the center line of said Road, N. 54-38 E. 299.2 feet to an iron pin; thence N. 54-18 E. 119 feet to an iron pin; thence N. 47-48 E. 127 feet to a point; thence N. 36-37 E. 193.6 feet to a point; thence N. 30-45 E. 169.6 feet to the point of beginning, less, however, that portion previously acquired by the S. C. Highway Dept., containing 1.12 acres, more or less.

This mortgage is given to secure a portion of the purchase price.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK _____ PAGE _____

SATISFIED AND CANCELLED OF RECORD

DAY OF _____ 1967
Elizabeth Riddle

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT _____ O'CLOCK _____ M. NO. _____

for Release Set in record of O. See deed Book 896 Page 206 deed to Eugene Riddell