

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DEC 4 4 03 PM 1967
MORTGAGE OF REAL ESTATE

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

WHEREAS, I, John H. Wood,

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. S. Fox

(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

One Thousand Five Hundred and No/100-----Dollars (\$ 1,500.00) due and payable

Due and payable one year from date with interest thereon from date at the rate of seven (7%) per cent due and payable semi-annually, first interest being due on or before June 4, 1968

with interest thereon from date at the rate of seven per centum per annum, to be paid: semi-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 Saluda Township, containing 34.25 acres, more or less, and being shown as Part "A" on a plat of survey of Property of Leonard Wood made by Dan E. Collins, R. L. S., December 30, 1965, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a post on S. C. Highway 23-177 at the corner of property now or formerly belonging to Morgan and running thence S. 66-00 E. 1003 feet to a stone and iron pin; thence in a southwesterly direction through a new iron pin 900 feet, more or less, to a chestnut; thence N. 79 W. 495 feet to a P. O. W. T.; formerly stone, thence S. 22-00 W. 125.4 feet to a stone; thence along Lindsey's line N. 68 W. 544.5 feet to a stone; thence S. 68 W. 600 feet, more or less, to an iron pin in the center of a black-top road; thence along the center of said black-top road as the line and following the curvature thereof, the chords being N. 1-00 W. 146 feet, N. 9-00 W. 100 feet, N. 9-00 E. 100 feet, N. 15-00 E. 100 feet, N. 9-20 E. 61 feet, and N. 1-00 W. 100 feet, to an iron pin; thence N. 78-15 E. 461 feet to a point; thence along S. C. Highway 23-177 N. 62-40 E. 400 feet and N. 67 E. 500 feet to the beginning corner.

The above is the same property conveyed to the grantor by deed dated February 4, 1966 and recorded in the R. M. C. Office for Greenville County in Deed Book 805, at Page 160.

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

RECORDED AND CONTROLLED BY RECORDS
[Handwritten signatures and stamps]