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GREENVILLE CO. S. C.

MORTGAGE
BOOK 1113 PAGE 37

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STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

ss:

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: David Earl Roach and Joyce H. Roach

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Frederick W. Berens, Inc.

organized and existing under the laws of Delaware, a corporation hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Thirteen Thousand, Eight Hundred and No/100 Dollars (\$13,800.00), with interest from date at the rate of six and three-fourths per centum (6 3/4 %) per annum until paid, said principal and interest being payable at the office of Frederick W. Berens, Box 1917 in Washington, D. C. 20013

or at such other place as the holder of the note may designate in writing, in monthly installments of Eighty Nine and 56/100 Dollars (\$89.56), commencing on the first day of February, 1969, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January, 1999

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville State of South Carolina:

ALL that piece, parcel or lot of land being situate in Paris Mountain Township, Greenville County, State of South Carolina and being more specifically described as Lot 1-B on plat of David Earl Roach and Joyce H. Roach prepared by Jones Engineering Service, dated October 28, 1968 and recorded in the R. M. C. Office for Greenville County in Plat Book ___ at Page ___, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Sulphur Springs Road at the joint front corner of Lots 1-A and 1-B and running thence with the northern side of Sulphur Springs Road, S. 30-10 W. 100 feet to an iron pin; thence running N. 40-40 W. 175.3 feet to an iron pin; thence running N. 09-30 W. 24.7 feet to an iron pin; thence running N. 27-49 E. 75 feet to an iron pin, the joint rear corner of Lots 1-A and 1-B; thence running with the joint line of said Lots S. 44-17 E. 191 feet to an iron pin, the point of beginning.

Subject to all restrictions, rights of way, easements and other conditions contained in the deeds forming the chain of title to the captioned property.

Handwritten signatures and notes at the bottom of the page.