

FILED
GREENVILLE CO. S. C.

BOOK 1154 PAGE 339

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
R. M. C.

PURCHASE MONEY
MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, SIRA-PACK RADIO, INC. BY Marshall T. Pack, President

(hereinafter referred to as Mortgagor) is well and truly indebted unto HETTIE ELLEN WOOD AND EUNICE OREE LAMAR

(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 Two Thousand Eight Hundred Forty and No/100-----

----- Dollars (\$2,840.00) due and payable
at the rate of One Hundred (\$100.00) Dollars per month on the first day of each month, beginning on January 1, 1971; and continuing until principal and interest have been paid in full. Said payments shall be applied first to interest, balance to principal. Mortgagor shall not have privileges of anticipation.
with interest thereon from date at the rate of SEVEN per centum per annum, to be paid: monthly, beg. Jan. 1, 1971

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 Chick Springs Township, containing 2 acres, according to a plat prepared by Carolina Engineering and Surveying Co., dated April 6, 1970 and recorded in Plat Book 40 at page 189, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a nail and cap in the approximate center of Beco Road, which point is located N. 5-30 E. 262 feet from the line of property of Celanese Corporation of America, and running thence N. 84-18 W. 367 feet to an iron pin on the line of property of Carl D. Hood, et al; thence along the line of said Hood property, N. 7-05 W. 230.6 feet to an iron pin; thence along the line of property of Marshall T. Pack, S. 84-20 E. 417.5 feet to a nail and cap in the center of Beco Road; thence with the center of said Road, S. 5-30 W. 225 feet to the point of beginning.

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.

Paid and satisfied in full this 26th day of February 1971.

Eunice Oree Lamar

Hettie Ellen Wood

Witness W. Allen Reese

Barbara H. Cobb

SATISFIED AND CANCELLED OF RECORD

DAY OF *March* 1971

Allie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 3:03 O'CLOCK P. M. NO. 20053