

MORTGAGE OF REAL ESTATE—Mann, Foster, ~~R. L. De~~ & Briscoe, Attorneys at Law, Justice Building, Greenville, S. C.
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

BOOK 1156 PAGE 67

MAY 25 10 08 AM '70 MORTGAGE OF REAL ESTATE

OLLIE FARNSTON TO WHOM THESE PRESENTS MAY CONCERN,
R. M. C.

WHEREAS, I, E. J. Chastain

(hereinafter referred to as Mortgagor) is well and truly indebted unto H. B. Stokes

(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

one (1) year from date,

with interest thereon from none at the rate of none per centum per annum, to be paid:

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, on the northeasterly side of Heathwood Drive near the Town of Taylors, South Carolina, and being shown as Lots 62 and 63 on plat of Heathwood as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book KK, Page 35, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northeast side of Heathwood Drive at a point 199.3 feet northwest of the northwesterly corner of the intersection of Heathwood Drive and Whitman Drive, said pin being the joint corner of Lots 51 and 63, and running thence along the common line of Lot 63 with Lots 51, 52, 53 and 54, N. 9-54 E. 259.1 feet to an iron pin, corner of Lots 61 and 63; thence along the side line of Lot 61 N. 80-06 W. 210 feet to an iron pin on the easterly side of Heathwood Drive, joint corner of Lots 61 and 62; thence along the easterly side of Heathwood Drive S. 9-54 W. 62.4 feet to an iron pin; thence around the curve of Heathwood Drive, the chord of which is S. 17-43 E. 88.8 feet, to an iron pin on the northeasterly side of Heathwood Drive; thence along the northeasterly side of said Drive S. 45-20 E. 50 feet to an iron pin, joint corner of Lots 62 and 63; thence continuing along the northeasterly side of Heathwood Drive S. 45-20 E. 155.8 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 all of 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.