

MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant & McKay, Attorneys at Law, Greenville, S. C.

McKay

BOOK 1202 PAGE 326

The State of South Carolina,
COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.
AUG 13 11 03 AM '71
OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern: Fred Philip Gibson

SEND GREETING:

Whereas, I, the said Fred Philip Gibson

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to The Citizens & Southern Corporation, (46 Broad St., Charleston, S. C.), as Trustee for Chemical Bank & First National City Bank pursuant to the Purchase and Repurchase Agreement dated January 1, 1971.

hereinafter called the mortgagee(s), in the full and just sum of Twelve Thousand Two Hundred and No/100---

DOLLARS (\$ 12,200.00), to be paid

on demand

, with interest thereon from date

at the rate of -----seven (7%)----- percentum per annum, to be computed and paid monthly until paid in full; all interest not paid when due to bear interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent, of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That I, the said mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said The Citizens & Southern Corporation, (46 Broad St., Charleston, S. C.), as Trustee for Chemical Bank and First National City Bank pursuant to the Purchase and Repurchase Agreement dated January 1, 1971, its successors and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the northwest side of Milford Lane, and being known and designated as the greater portion of Lot 119 on plat entitled "Property of Woodfields, Inc.", near Greenville, S. C. prepared by Piedmont Engineering Service, made in 1949, and having, according to a more recent plat entitled "Plot Plan" for the greater portion of Lot 119, Woodfields, made by Campbell & Clarkson, Surveyors, dated April 19, 1971, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4 K, Page 151, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwest corner of the property described above and runs thence along a new line through Lot 119 N. 37-52 W. 161.6 feet to an iron pin; thence N. 42-17 E. 70.4 feet to an iron pin; thence S. 38-40 E. 173.3 feet to an iron pin on the northwest side of Milford Lane; thence along Milford Lane S. 50-55 W. 70 feet to the beginning corner.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 4 PAGE 448

SATISFIED AND CANCELLED OF RECORD

29 DAY OF Dec. 19 71
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:41 O'CLOCK P.M. NO. 17708