

FILED
GREENVILLE CO. S. C.

BOOK 1220 PAGE 449

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 27 12 16 PM '72 MORTGAGE OF REAL ESTATE
OLLIE FARNSWORTH WHOM THESE PRESENTS MAY CONCERN:
R. M. C.

WHEREAS, we, Tommye G. Riddle and Douglas D. Riddle

(hereinafter referred to as Mortgagor) is well and truly indebted unto Frances B. Garrison

(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 Thirteen Thousand (\$13,000.00) and No/100 ----- Dollars (\$13,000.00) due and payable One Thousand (\$1,000.00) and No/100 Dollars each year until paid in full, payments to begin April 1, 1973

with interest thereon from date at the rate of six per centum per annum, to be paid: 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, Grove Township, and being a portion of Tract No. 1, of the estate of Mary E. Blakely, according to plat made by J. D. Riddle, Surveyor, November 9, 1931, recorded in Plat Book (), page 27, S. C. Office County and State Surveyor, said, the same containing 13.3 acres according to compilation made by Carolina Surveying Company, January 11, 1972, the said compilation being recorded in Plat Book 424, p. 91, S. C. Office for Greenville County, S. C., the said property hereby conveyed being the following notes and bounds:

Beginning at a point in the center of Carr Road (formerly New Road) and running thence along the line of W. L. Hammond property N. 63-39 W. 243.17 feet to an iron pin; thence N. 51-17 E. 262.12 feet to a stone, joint corner of J. D. Riddle property; thence along the line of J. D. Riddle property N. 12-0 E. 156.25 feet to an iron pin; thence along the line of J. D. Blakely property N. 27-35 W. 479.12 feet to a joint in the center of Carr Road; thence along the center of said Carr Road S. 27-0 E. 157.3 feet to a point of beginning in center of said road.

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.

SATISFIED AND CANCELLED OF RECORD

4th DAY OF April 1976
Dorinda Tankersley
R. M. C. CLERK OF COUNTY, S. C.
AT 3:38 O'CLOCK P. M. NO. 32707

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 94 PAGE 189