

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Ruby S. Sanders

(hereinafter referred to as Mortgagor) is well and truly indebted unto Laurie Farr Moseley

(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 Five Hundred and No/100 Dollars (\$2,500.00) due and payable

on or before the 1st day of October, 1961. All payments to apply first, to interest and then to principal,

with interest thereon from date at the rate of six (6%) per centum per annum, to be paid: upon payment of principal.

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, Chick Springs Township, containing 3.3 acres, more or less, and being more particularly shown by survey and plat of W. N. Willis, Engineer, dated August 12, 1955, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Mountain Creek Road, corner of property of Verner W. Hawkins; thence running with his line N. 22-10 W. 188.7 feet to an iron pin; thence running N. 13-40 W. 40 feet to an iron pin; thence running N. 14-20 W. 170 feet to a post; thence running N. 45-43 E. 184 feet to an iron pin; thence running N. 61-15 E. 150 feet to an iron pin; thence running S. 30-45 E. 439 feet to an iron pin on said Mountain Creek Road; thence with said road S. 60-20 W. 340 feet to the point of beginning.

This is the same property as was conveyed to the mortgagor herein by deed of Mignon Woodward Hoffman Kelley nee Mignon Woodward Hoffman Clapp by deed recorded in the RMC Office of Greenville County, South Carolina, in Deed Book 537, at Page 280, on the 22nd day of October, 1955.

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 & Cancelled
this 20th day of June 1963*

Laurie Farr Moseley

*Witness
Joe Robert Harper*

SATISFIED AND CANCELLED OF RECORD
26 DAY OF June 1963
W. N. Willis
R.M.C. FOR GREENVILLE COUNTY, S. C.
AT 9:30 O'CLOCK A.M. NO. 125