

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } **MORTGAGE OF REAL ESTATE**

To All Whom These Presents May Concern:

Whereas: James E. Carlisle and Helen G. Carlisle

(hereinafter referred to as Mortgagor) is well and truly indebted unto Clyde C. Garrett

(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 FIVE HUNDRED and NO/100-----
-----Dollars (\$13,500.00) due and payable

ten (10) years from date, giving the mortgagor the right to anticipate payments at any time without penalty,

with interest thereon from date at the rate of 4 1/4 per centum per annum to be paid: annually on the decreasing balance.

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 Austin Township, near Simpsonville, South Carolina, shown on plat of property of Mrs. Sunie S. Baldwin, prepared by C. O. Riddle, dated June 17, 1965, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Standing Springs Road, which point is located S. 80-29 E. 15.9 feet from iron pin on the western side of Standing Springs Road and running thence with property now or formerly of W. Virgil Baldwin, N. 80-29 W. 689.4 feet to an old iron pin; thence continuing with property now or formerly of W. Virgil Baldwin, N. 4-27 E. 962.3 feet to an old iron pin; thence with property of Mrs. Jennie L. Baldwin S. 85-08 E. 434.6 feet to an old iron pin; thence along property of R. M. and Grace K. Willis S. 3-38 W. 540 feet to an old iron pin; thence continuing along property of R. M. and Grace K. Willis, N. 78-44 E. 521.2 feet to an old iron pin in Standing Springs Road, passing over old iron pin 41.1 feet back on line; thence with the Standing Springs Road S. 26-55 W. 673 feet to the beginning corner.

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.

Paid and satisfied in full this 12th day of October 1967.

Clyde C. Garrett

Witness R. W. Riley

Ralph S. Henacks

SATISFIED AND CANCELLED OF RECORD

13 DAY OF Oct. 1967

Oliver Farnsworth

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

AT 2:54 O'CLOCK P. M. NO. 10915