

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

AUG 16 3 04 PM 1965 BOOK 1004 PAGE 301
MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

R. M. C.

WHEREAS, RUTH M. O'REECH

(hereinafter referred to as Mortgagor) is well and truly indebted unto JAMES W. HICKS

(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
TWELVE THOUSAND AND NO/100-----Dollars (\$12,000.00) due and payable
one (1) year from date hereof

with interest thereon from date at the rate of 7% per centum per annum, to be paid: at maturity.

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, City of Greenville, being known and designated as Lot No. 156, Section 3, Lake Forest Subdivision, as per plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book GG, Page 77, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northerly side of Rockmont Road, joint front corner of Lots 155 and 156, and running thence N. 24-23 E. 248.1 feet to a point where the joint line of Lots 155 and 156 intersect with the high water line of Lake Fairfield; thence along the high water line of the said lake, the traverse line of which is N. 82-23 W. 253.1 feet to a point where the joint line of Lots 156 and 157 intersect the high water line of said lake; thence along the joint line of Lots 156 and 157 S. 0-45 W. 203.6 feet to an iron pin on the northerly side of Rockmont Road; thence along the curve of Rockmont Road, the chord of which is S. 69-40 E. 161 feet to an iron pin, the point of beginning.

Together with all and singular rights, members, heritaments, 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.

Paid in full this 26th day of November, 1965.

James W. Hicks

Witness:

*Jane H. Richardson
Linda C. Brewton*

SATISFIED AND CANCELLED OF RECORD

1 DAY OF Dec 1965
Ollie Farnsworth
FOR GREENVILLE COUNTY, S. C.
10:43 O'CLOCK A. M. NO. 16331