

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JUN 8 11 51 AM 1967

MORTGAGE OF REAL ESTATE

BOOK 1060 PAGE 71

OLLIE FARNSWORTH TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, We, Dan L. Beacham & Linda S. Beacham

(hereinafter referred to as Mortgagor) is well and truly indebted unto R. E. Fincher & Grace M. Fincher

(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

Twenty-eight Hundred ----- Dollars (\$ 2800.00) due and payable \$31.80 on the 8th day of July, 1967 and a like amount on the 8th day of each and every month thereafter until the entire principal sum is paid in full, said installments to be applied first in payment of interest and balance to principal

with interest thereon from date at the rate of 6½ per centum per annum, to be paid:

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 those lots of land, more or less, bounded by the lines of the lots described in the plat of the same, situated in and being in the State of South Carolina, County of~~

All those lots of land in the county of Greenville, state of South Carolina, known and designated as Lot No. 104 and a portion of Lot No. 105 on plat of Chestnut Hills No. 1 recorded in the RMC Office for Greenville County in plat book QQ at page 53, and being more fully described as follows:

LOT NO. 104:

Beginning at an iron pin on the northwestern side of Folkstone Street at the joint front corner of Lots Nos. 103 and 104, and running thence with the joint line of said lots N. 55-10 W. 159.2 feet to an iron pin; thence N. 15-59 E. 90 feet to an iron pin; thence S. 82-05 E. 144.4 feet to an iron pin, joint rear corner of Lots 104 and 105; thence with the joint line of said lots S. 6-38 E. 145.1 feet to an iron pin on the northern side of Folkstone Street; thence with said street S. 76-06 W. 55.8 feet to the point of beginning.

PORTION LOT NO. 105:

Beginning at an iron pin on the northern side of Folkstone Street, joint front corner of Lots Nos. 104 and 105, and running thence with the joint line of said lots N. 6-38 W. 145.1 feet to an iron pin at the joint rear corner of said lots; thence with the rear line of Lot No. 105, S. 82-05 E. 79 feet more or less to a point in the center of a creek; thence with the creek as a line in a southwesterly direction approximately 150 feet to the point of beginning.

This mortgage is junior in lien to that certain mortgage held by Cameron-Brown Company in the original amount of \$13,900 recorded in vol. 944 page 295 of the RMC Office for Greenville County, S. C.

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

RECORDED AND CANCELLED OF RECORD
8 DAY OF JUL 71
OLLIE FARNSWORTH
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:22 O'CLOCK P. M. NO. 13165

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 3 PAGE 432