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MORTGAGE OF REAL ESTATE—Offices of MANN & BRISSEY, Attorneys at Law, Greenville, S. C. BOOK 1073 PAGE 401

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH  
R.M.C.  
MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Carl W. Fowler and Mollie S. Fowler,

(hereinafter referred to as Mortgagor) is well and truly Indebted unto Motor Contract Company of Greenville, Inc.

(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

Six Thousand Four Hundred Forty-Two and 20/100----- Dollars (\$ 6,442.20 ) due and payable

Due and payable \$107.37 per month for sixty (60) months beginning November 11, 1967 and continuing thereafter until paid in full.

with interest thereon from maturity at the rate of seven per centum per annum, to be paid: on demand

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, eight and one-half miles north of the City of Greenville, Chick Springs Township, on the branch waters of the Buckhorn containing 34 5/8 acres, more or less, and having, according to said plat prepared by W. A. Hester, Surveyor August 4, 1937, the following metes and bounds, to-wit:

BEGINNING at a stone and running thence N. 49 E. 23.03 chains to a stone; thence N. 41-4 W. 14.12 chains to a stone; thence N. 10 1/4 W. 1.22 chains to a stone; thence S. 49 W. 23.56 chains to a stone; thence S. 41 E. 15.20 chains to the beginning corner.

Also, All that 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, about eight and one-half miles north of the City of Greenville containing one and one-half acres, more or less, and having, according to a plat of the property of J. W. Cannon prepared by J. C. Hill, Surveyor October 1948, the following metes and bounds, to-wit:

BEGINNING at a stake on the north side of State Highway No. 253 at the corner of property now or formerly of C. M. Buchanan and running thence along the north side of State Highway No. 253 S. 74-15 E. 150 feet to a stake; thence S. 39-20 W. 431.5 feet to a stake; thence N. 41-15 W. 150 feet to a stake; thence S. 39-20 W. 431.5 feet to a stake; thence N. 41-15 W. 150 feet to a stake on Buchanan's line; thence N. 41-0 E. 412 feet to the beginning corner., Less, 1.14 acres deeded to L. G. Causey, et al by deed recorded in Deed Book 708, at Page 309.

This being the same property conveyed to the mortgagors by deed recorded in the R. M. C. Office for Greenville County in Deed Book 412, at Page 39, less 1.14 acres deeded to L. G. Causey, et al by deed recorded in Deed Book 708, at Page 309.

This is a second mortgage, being junior in lien to that certain mortgage given to Citizens Building & Loan Association dated August 24, 1962 in the original amount of \$18,000.00 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 899, at Page 297.

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.

*paid June 29, 1967  
Motor Contract Co. of Greenville  
J. C. Shipp's Pass.  
Witness Jean Ross  
Jaye Higgins*

SATISFIED AND CANCELLED OF RECORD  
DAY OF  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT O'CLOCK P. M.