

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
JUL 31 11 04 AM 1968
OLLIE FARMER
R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, W. C. Fowler,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Frances C. Culler, her heirs and assigns forever:

(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 -----

Ninety Two Hundred and No/100----- Dollars (\$ 9200.00) due and payable \$75.00 on the 26th day of each and every month hereafter commencing August 26, 1968; payments to be applied first to interest, balance to principal, with the privilege to anticipate payment at any time,

with interest thereon from date at the rate of 6 1/2 per centum per annum, to be paid: monthly

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

All those pieces, parcels or lots of land situate, lying and being in Cleveland Township, Greenville County, State of South Carolina, in Pioneer Park (also known as Lakemont Colony) and being known and designated as Lots Nos. 209, 210 and 223 on Map No. 2 of Pioneer Park Property recorded in the R. M. C. Office for Greenville County in Plat Book "G", at Page 82, and having, according to said plat, the following metes and bounds, to-wit:

LOTS NOS. 209 & 210: BEGINNING at an iron pin on the south side of Hagood Road at the joint front corner of Lots Nos. 208 and 209 and running thence along the joint line of said lots S. 2-14 W. 175 feet to an iron pin at a 20-foot alley; thence along the north side of said Alley N. 87-56 W. 200 feet to an iron pin at the joint rear corner of Lots Nos. 210 and 211; thence along the joint line of said lots N. 2-34 E. 158 feet to an iron pin on the south side of Hagood Road; thence along the south side of said Road N. 87-12 E. 200 feet to the point of beginning.

LOT NO. 223: BEGINNING at an iron pin on the north side of Hagood Road at the joint front corner of Lots Nos. 223 and 224 and running thence along said Road S. 87-12 W. 100 feet to an iron pin; thence along the joint line of Lots Nos. 222 and 223 N. 2-48 W. 150 feet to an iron pin; thence N. 87-12 E. 100 feet to an iron pin; thence along the joint line of Lots Nos. 223 and 224 S. 2-48 E. 150 feet to the point of beginning.

The above is the same property conveyed to the mortgagor by the mortgagee by her deed of even date and recorded herewith. This is a purchase money mortgage.

The mortgagee agrees to release the foregoing described Lot No. 223 from the lien of this mortgage upon the payment by the mortgagor to the mortgagee of the sum of \$2700.00.

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.

6-27-69.

at 3:30 P.M.

31196

Witness

Helma S. Pickens

Lien Released By Sale Under
Foreclosure of Mortgage
A.D. 1969. See Judgment No.
No. _____