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STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
MORTGAGE-OF REAL ESTATE
BOOK 1064 PAGE 293
JUL 21 10 31 AM '30

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Warren C. Sprouse,
Jr., of Greenville County

WHEREAS, I, Warren C. Sprouse, Jr.

CLLIE FERRIS WORTH
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Pelzer-Williamston Bank

(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

Eighteen thousand five hundred & 00/100 - - - - - Dollars (\$18,500.00) due and payable

W. C. Sprouse and J. C. Sprouse, mortgagee in common, beginning at a point on the northern edge of said road, 483.3 feet along line of land of J. C. Sprouse to a stone O, corner with land formerly owned by J. B. Wasson; thence with Wasson line N. 42-15 W. 819.8 feet to an iron pin (old), joint corner with lands of J. M. King and W. A. Hopkins; thence with the joint line of the lands of W. A. Hopkins S. 3-45 W. 1659.3 feet to a point in the center of said Sprouse Lane Road, the point of beginning, and crossing an iron pin 42.5 feet in or near the northern edge of said road before reaching said point, and bounded by lands of J. C. Sprouse, other lands of the W. C. Sprouse, Hopkins and land formerly owned by J. B. Wasson, J. M. King, Sprouse Lane Road and others. Reference is made to the aforementioned Plat and also to deeds of record in the Office of the RMC for Greenville County, S. C., in Deed Book 115, page 167 and Deed Book 269, page 55, the within conveyed premises being a portion of the lands described in said deeds. This also being that same lot of land conveyed to me by W. C. Sprouse by deed dated Dec. 2, 1926, and recorded in the office of the RMC for Greenville County in Book 810, page 300.

ALSO, all that piece, parcel or tract of land in Fairview Township, Greenville County State of South Carolina, containing sixty-four (64) acres more or less, and being known and designated as Tract No. 1 of the Mrs. Janet P. Stechouse property, according to a plat of E. E. Gary, Surveyor, Oct. 2, 1926, and having the following metes and bounds, to-wit: BEGINNING at a stake in the Neely Ferry Road and running thence N. 11 1/2 W. 27.55 chains to a point in said road; thence N. 3 E. 10.24 chains to an oak; thence S. 63 1/2 E. 25.50 chains to a stone; thence S. 3 W. 19.00 chains to a stake; thence S. 67 E. 7.25 chains to a stake; thence S. 3 W. 7.25 chains to a stone; thence N. 64-3/4 W. 11.32 chains to the point of beginning. This being that same lot of land conveyed to me by deed of J. C. Sprouse, dated Sept. 12, 1926, and recorded in the office of the RMC for Greenville County in Book 658, page 197.

W. C. Sprouse
JUL 23 10 40 AM '30

Rel. Cox & Jones
Attorneys and Counselors
2532 Williamston & C.

JUL 28 1930
FILED
JUL 28 1930
L. J. B. B.

Witness:
Clara Pelzer
The Pelzer-Williamston Bank
Succesor to
Southern Bank and Trust Co.
JUL 22 1930
In Full and Satisfied
JUL 22 1930
The Pelzer-Williamston Bank
Vice President

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 hereof, 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 Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

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