

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

BOOK 969 PAGE 445

MORTGAGE OF REAL ESTATE
AUG 25 11 52 AM 1964
TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R. M. C.

WHEREAS, I, Robert Jeter Foster

(hereinafter referred to as Mortgagor) is well and truly indebted unto B. Jack Foster

(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 Thousand----- Dollars (\$20,000.00) due and payable upon demand.

with interest thereon from date at the rate of NONE 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 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 and described as follows:

BEGINNING at an iron pipe on the North side of Broad Street at the intersection of an 18 foot alley; thence along the East side of said alley N. 35-43 E. 317 feet to an iron pipe, said iron pipe being S. 35-43 W. 76.5 feet from center of C. & W.C. main line tract; thence S. 71-31 E. 139.8 feet to a point opposite the C. & W.C. turntable; thence N. 69-22 E. 159.4 feet to an iron pipe on top of cut of C. & W.C. Railroad, said pipe being 38 feet from the center of main tract of said railroad; thence S. 35-43 W. 514.5 feet along property of W. C. Cleveland to an iron pipe on the North side of Broad Street; thence along the North side of said street N. 48-30 W. 225.6 feet to the point of beginning.

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.

The Subordination to Lien See R. M. C. 1037 Page 197

SATISFIED AND CANCELLED OF RECORD
15th DAY OF Mar. 1983
Dennie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:58 O'CLOCK P. M. NO. 21656

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 79 PAGE 1353