

JAN 23 11 59 AM 1954

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

To ALL WHOM THESE PRESENTS MAY CONCERN: I, Cecil L. Duffie

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

C. Douglas Wilson & Co.

organized and existing under the laws of South Carolina, a corporation hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Nine Thousand Seven Hundred and No/100 Dollars (\$ 9,700.00), with interest from date at the rate of Four and One-half per centum (4 1/2 %) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co. in Greenville, South Carolina, or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty One and 40/100 - - - - - Dollars (\$ 61.40), commencing on the first day of March, 1954, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of February, 1974.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

All those pieces, parcels or lots of land, with the buildings and improvements thereon, being known and designated as Lot 32 and a portion of Lot 31, as shown on plat of Property of Lucy L. Hindman, as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book W, page 177, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Westerly side of Chick Springs Road at a point near the center in the front lot line of Lot 31, being 43.5 feet North of the joint front corner of Lots 30 and 31 and running thence N. 81-34 W. 119 feet to the center of a creek, which is the property line; thence with the creek as the boundary N. 59-25 W. 105.3 feet along the traverse line to an iron pin; thence continuing with the creek as the property line N. 56-19 E. 97 feet along the traverse line to a point; thence continuing with the creek as the property line N. 74-25 E. along the traverse line 60.7 feet to a point; thence continuing along the creek as the property line N. 20-58 E. along the traverse line 77.4 feet to an iron pin; thence S. 89-57 E. 80 feet to an iron pin on the Westerly side of Chick Springs Road; thence along the Westerly side of Chick Springs Road S. 10-05 W. 212.7 feet to a point; thence continuing along the Westerly side of Chick Springs Road S. 22-0 W. 2.3 feet to an iron pin, the point of beginning.

This property is located in the City of Greenville, County of Greenville, State of South Carolina, and is all of the property deeded to the mortgagor by deed recorded in R.M.C. Office for Greenville County, South Carolina, in Deeds Volume 465, page 112.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

To HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the

16-3901-2

In Satisfaction See R. E. M. Book 642, Page 552.

SATISFIED AND CANCELLED OF RECORD
26 DAY OF Sept. 1956
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
4:33 OLLIE F. NO. 24343