

FILED
GREENVILLE CO. S. C.

BOOK 797 PAGE 477

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

JUL 27 11 21 AM 1959

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Botany Woods Building and Sales Company, Inc.,

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto T. A. McCarter, AS TRUSTEE FOR HASSIE
ROPER MCCARTER, LILLIE M. ROE, CHRISTINE M. WHITEIRE AND T. A. MCCARTER

(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 Three Thousand Nine Hundred Fifty

and No/100 - - - - - DOLLARS (\$ 3,950.00),
with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid: Six months from date.

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, on the northeastern corner of the intersection of Edwards Road with Botany Road, in Chick Springs Township, near the City of Greenville, being shown as Lot No. 31 on a plat of Sector 1, Botany Woods Subdivision, recorded in the R. M. C. Office for Greenville County in Plat Book MM, Pages 109-110, and according to said plat being more particularly described as follows:

"Beginning at an iron pin on the northern side of Edwards Road, at the front corner of Lot No. 32, and running thence with line of said lot, N. 20-22 W. 257.6 feet to iron pin; thence S. 68-39 W. 210 feet to iron pin on the eastern side of Botany Road; thence with the eastern side of said Road, S. 21-21 E. 229 feet to iron pin at the corner of the intersection of said Road with Edwards Road; thence with the curve of said intersection, S. 65-41 E. 35.7 feet to iron pin on the northern side of Edwards Road; thence with the northern side of said Road, N. 69-58 E. 180.6 feet to the beginning corner."

It is understood that this mortgage is junior in lien to a mortgage held by Fidelity Federal Savings and Loan Association, dated July 22, 1959, in the original amount of \$32,500.00.

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 any other equipment or 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.

no date

*Paid and satisfied in full
Hassie Roper McCarter
Lillie M. Roe
Christine M. Whitmire
T. A. McCarter*

By: T. A. McCarter, Trustee

*wit: Emily J. McCarter
Norman McCarter*

SATISFIED AND CANCELLED OF RECORD
15 DAY OF Dec 1959

Ollie Jarnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:54 O'CLOCK P. M. NO. 17475