

BOOK

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FILED
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE - Ollie Farnsworth, Mortgagor, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOHN E. OSTEEN AND
GERTIE LEE OSTEEN

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

WHEREAS, the Mortgagor is well and truly indebted unto The Peoples National 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 Sixteen Hundred and No/100 --

----- one-half DOLLARS (\$ 1600.00)
with interest thereon from date at the rate of six and per centum per annum, said principal and interest to be repaid:

\$100.00 on principal on June 1, 1960, and \$100.00 on principal quarterly thereafter until paid in full, with interest thereon from date at the rate of six and one-half (6½%) per cent, per annum, to be computed and paid quarterly

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, in Paris Mountain Township, containing 36.2 acres, more or less, being known and designated as Tract No. 4 and a portion of Tracts Nos. 2 and 3 according to a plat made by W. A. Hester, June 9, 1925, recorded in Plat Book G at Page 16, which plat is a subdivision of Tract No. 1 of the James M. Hodgens land according to a plat recorded in Plat Book F at Page 292, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the Blackberry Valley Road, which pin is the southeastern corner of Tract No. 4 and running thence with Blackberry Valley Road in a northeasterly direction 10.75 chains to an iron pin, joint front corner of Tracts Nos. 1 and 2 and running thence with joint line of said tracts N. 71½ W. 14.25 chains to a stake; thence in a line through Tracts Nos. 2 and 3 N. 59 W. 20.60 chains to a stake in rear line of Tract No. 3; thence along rear line of Tracts Nos. 3 and 4 S. 33½ W. 6.61 chains to an iron pin; thence S. 41½ E. 20.20 chains to an iron pin; thence S. 79 ¾ E. 15.15 chains to an iron pin; thence S. 46-¾ E. 1.70 chains to the beginning corner.

Being the same premises conveyed to the mortgagors by deed recorded in Deed Book 329, Page 37.

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.

Witness:
Marshall C. Cichens
Linda C. Harrett

Paid and Satisfied in full this
The 30th day of November, 1960
The Peoples National Bank
Greenville, South Carolina
Roy E. Henderson
V. P.

SATISFIED AND CANCELLED OF RECORD

16 DAY OF Dec. 1960

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:45 O'CLOCK P.M. NO. 15466