

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 872 PAGE 111

OCT 21 10 15 AM 1961

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Harry P. Henderson and Edith S. Henderson,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Irene McDowell 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 **TWO THOUSAND FIVE HUNDRED AND SIXTY** -----

----- Dollars (\$ 2,560.00 ) due and payable

one-third September 20, 1962, one-third September 20, 1963, and the balance September 20, 1964,

with the option on the part of the mortgagors to anticipate payment in part or in full at any time, plus interest from September 20, 1961,

with interest thereon from date at the rate of **six** per centum per annum, to be paid **annually**

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 place, 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, approximately three (3) miles southwest of the Town of Fountain Inn, known and designated as tracts Nos. 15 and 16 of the subdivision of the J. B. Wasson Estate according to plat made by Paul Clark, Surveyor, dated September 4, 1961 and duly recorded in the office of the Register of Mesne Conveyance in and for Greenville County in Plat Book XX, Page 21, and consisting of 28.55 acres, more or less, and being described by metes and bounds as follows:

BEGINNING at a pin in the center of Neely Ferry Road, joint line tract No. 15 and property of Maude B. Henderson et al, and running thence with Henderson line N. 89-10 E. 10.30, more or less, to a pine; thence S. 77-40 E. 11.12, more or less, to Water Oak; thence N. 52-57 E. 7.92, more or less, to a stone; thence N. 10-24 W. 460 feet to a pin; thence N. 71-40 E. 400 feet to a pin in joint line of tracts Nos. 16 and 17, said plat; thence with joint line of said tracts Nos. 16 and 17 in a westerly direction 2070 feet to a pin in center of Neely Ferry Road; thence with the center of said road 685 feet to the point of beginning.

It is understood and agreed that the within mortgage is given to secure a portion of the purchase price hereof.

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.

*Irene McDowell McCarter*  
*Harry P. Henderson*  
*Edith S. Henderson*

NOTIFIED AND CANCELLED BY RECORDS  
DAY OF Jan 1962  
Irene McDowell McCarter  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
W. L. CLOVER