

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 16 12 47 PM 1962

MORTGAGE OF REAL ESTATE

BOOK 879 PAGE 309

OLLIE, FARMER WORTH ALL WHOM THESE PRESENTS MAY CONCERN;
R. M. C.

WHEREAS, I, Betty D. Hatcher

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lewis M. Davis

(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 Five Hundred Fifty and NO/100

Dollars (\$ 550.00) due and payable

Sixty days from date,

with interest thereon from date at the rate of -7- per centum per annum, to be paid: after maturity

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, Chich Springs Township, situated on the north side of Overbrook Drive, in the City of Greer, being known and designated as Lot No. 2 of the H. P. McManus Property, plat thereof recorded in Plat Book FF, page 433, R.M.C. Office for Greenville County, and being particularly shown as the Property of John Ashmore Brown, according to survey and plat thereof by H. S. Brockman, E.S., dated June 24, 1957, and having a frontage of 84.9 feet on Overbrook Drive, a rear line of 85 feet, a depth of 127.9 feet on the East side and 124.3 feet on the west side.

This being that same lot of land deeded to mortgagor by deed of Billy T. Hatcher, recorded in R.M.C. Office for Greenville County.

This being a second mortgage to the mortgage held by Prudential Life Insurance Company of America.

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.