

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEC 17 4 37 PM 1962

MORTGAGE OF REAL ESTATE

909 Page 255

OLLIE M. HARRIS
R. M. C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, L. D. Ford

(hereinafter referred to as Mortgagor) is well and truly indebted unto Jean M. Hardin and Betty M. Hill

(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

One Thousand and 00/100 Dollars (\$1,000.00) due and payable one year from this date

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 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 Chick Springs Township, on the North side of Greenville-Greer Highway near Paris Station, being known and designated as Lot No. 16 and the Western one-half of Lot No. 17 as shown on plat of lands of P. L. Bruce and C. O. Berry, made by S. C. Moon and recorded in the R.M.C. Office for Greenville County in Plat Book J, at Page 54 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Greenville-Greer Highway at the northeast corner of Lot No. 15 and running thence along line of said Lot No. 15 in a Northwesterly direction 200 feet to an iron pin in line of Lot No. 21; thence along line of Lot No. 21 in a Northeasterly direction 75 feet to an iron pin in center of rear line of Lot No. 17; thence on a new line through Lot No. 17 in a Southeasterly direction 200 feet to an iron pin on the North side of Greenville-Greer Highway; thence along said North side of Greenville-Greer Highway in a Southwesterly direction 75 feet to the BEGINNING corner. Being the same property conveyed to the Grantor herein by deed of W. E. Loftis and Ethel H. Loftis dated October 27, 1951 and being shown on the County Block Book at Sheet P10, Block 2, Lot 5.

Together with all and singular rights, members, hereditaments, 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.

Paid in full this 14 Day of December 1963

Witness:
Oggy H. Hill *Jean M. Hardin*
Frank Johnson *Betty M. Hill*

RECORDED
18th day of February 1964
Ollie M. Harris
R. M. C.
10134 11,000 23401