

BOOK 945 PAGE 115
FILED
JAN 4 1964
Mrs. Ollie Farnsworth
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, we, Glenn C. Watkins and Betty B. Watkins,

(hereinafter referred to as Mortgagor) is well and truly indebted unto First Carolina Mortgage Company, its Successors and assigns forever:

(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 Six Hundred Ninety Nine and 43/100----- Dollars (\$ 2,699.43) due and payable \$52.18 per month for sixty months beginning January 15, 1964 and continuing thereafter until paid in full,

with interest thereon from date at the rate of SIX per centum per annum, to be paid: monthly

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

All those pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, on the western side of Strawberry Drive and being known and designated as Lots Nos. 23 and 24 of Blueberry Park Subdivision as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "BB", Page 18 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the joint front corner of Lots Nos. 24 and 25 and running thence N. 86-55 W. 158 feet to an iron pin, joint rear corner of said lots; thence along the rear line of Lots Nos. 23 and 24 N. 3-10 E. 331.7 feet to an iron pin on a creek; thence along the common line of Lots Nos. 22 and 23 S. 42-05 E. 265.8 feet; thence with the curve of Lot No. 23, the chord being S. 26-03 W., 70 feet to an iron pin, joint front corner of Lots Nos. 23 and 24; thence along the joint line of Lot No. 24 S. 3-05 W. 81.5 feet to an iron pin, the point of beginning.

The above described property is the same conveyed to the mortgagors by deed recorded in the R. M. C. Office for Greenville County in Deed Book, 731, Page 575.

This is a second mortgage being junior in lien to that certain mortgage to Cameron-Brown Company dated September 10, 1963 and recorded in Mortgage Book 934, Page 17, in the original amount of \$17,000.00.

For value received this mortgage is hereby assigned and transferred unto Southeastern Fund, a corporation, this 10th day of December, 1963.

In the presence of: First Carolina Mortgage Company

Judith L. Porter
Thomas B. Miller

By Daniel B. Cheant

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.

SATISFIED AND CANCELLED OF RECORD

27 DAY OF June 1967
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:30 O'CLOCK P. M. NO. 201

Lien Released By Sale Under
Foreclosure 27 day of June
A.D., 1967. See Judgment Roll
No. J-12-281.

at test
Ollie M. Smith's
Deputy

E. Linn