

MORTGAGE OF REAL ESTATE - OFFICE OF FILE & FILE, Attorneys at Law, Greenville, S. C.  
GREENVILLE CO. S. C.

BOOK 976 PAGE 227

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH  
R. M. C.

WHEREAS, I, Mrs. Joe S. Joines

(hereinafter referred to as Mortgagor) is well and truly indebted unto Homer Styles

(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

Four Thousand Nine Hundred Seventy and no/100 - - - Dollars (\$ 4,970.00 ) due and payable \$2,485.00 1 year from date and \$2,485.00 2 years from date,

with interest thereon from date at the rate of Six (6%) 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, O'Neal Township, lying on the east side of the "Old State Road" near the O'Neal Highland Twp. line and bounded on the north by a County Road and lands of W. F. McKinney and John Cravely, on the east by Mrs. J. C. Bramlette, on the south by J. R. Fowler and a tract retained by J. A. Chastain and on the west by the Old State Road and being a part of the land bought of T. E. Lynn Estate and shown by Plat by H. S. Brockman, July 30, 1943, containing 40.15 acres, more or less, and being more fully described as follows:

BEGINNING at a nail at the intersection of the old state road and a county road approximately on the O'Neal-Highland Twp. line and running thence N. 41-00 E. 300 feet to a point in road; thence S. 50-55 E. 500 feet to an iron pin; thence N. 52-00 E. 945.5 feet to an iron pin corner of triangular lot sold by J. A. Chastain to W. F. McKinney; thence S. 44-50 E. 302 feet to iron pipe; thence S. 40-40 E. 449 feet to stake in branch; thence S. 89-38 E. 1350 feet to Stone and I. P. corner of lands of John Cravely and Mrs. J. C. Bramlette; thence S. 14-02 E. 650 feet to stake corner of Tract No. 1; thence N. 85-15 W. 1367 feet to stake; thence N. 81-00 W. 791.5 feet to stake; thence with new line N. 59-20 W. 589.6 feet to iron pin; thence S. 79-15 W. 260 feet to iron pin; thence S. 50-30 W. 186 feet to spike in road corner of Hugh Lawkins land; thence along the road as follows: N. 37-15 W. 105 feet, N. 39-05 W. 100 feet, N. 40-55 W. 100 feet, N. 43-15 W. 138 feet to beginning.

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.

*Paid in full and satisfied 10/26/66.  
Homer Styles  
Witness - Wm. Rufus King  
R. B. Pitman*

SATISFIED AND CANCELLED OF RECORD  
23 DAY OF May 1967  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:45 O'CLOCK A. M. NO. 28428