

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

BOOK 979 PAGE 85

NOV 20 10 22 AM 1964

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R. M. C.

WHEREAS, WE, J. H. Watson and Gail B. Watson

(hereinafter referred to as Mortgagor) is well and truly indebted unto **PIEDMONT LAND CO.**

(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 Hundred Seventy Five and no/100-----
Dollars (\$ 275.00) due and payable

Six months from date.

with interest thereon from date at the rate of 6 per centum per annum, to be paid: semi-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, State of South Carolina, being known and designated as Lot #70 on the western side of Homestead Drive, of a subdivision known as Homestead Acres, as shown on a plat prepared by J. Mac Richardson, Engineer, dated November 1959, and recorded in the R. M. C. Office for Greenville County in Plat Book RR at Page 35, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Homestead Drive, joint front corner lots #69 and #70, and running thence along the line of these lots, S. 87-50 W. 180 feet to an iron pin; thence S. 2-10 E. 120 feet to an iron pin at the joint rear corner lots #70 and #71; thence along the joint line of these lots, N. 80-12 E. 187.7 feet to an iron pin on the western side of Homestead Drive; thence along the western side of Homestead Drive, which line is curved the following courses and distances, to-wit: N. 7-21 W. 72.9 feet to a concrete monument; thence continuing N. 2-10 W. 22.1 feet to an iron pin, point of 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 and satisfied this 18 day of August, 1965.

*Piedmont Land Co.
W. N. Leslie Pres.
N. C. Galloy*

SATISFIED AND CANCELLED OF RECORD

1 DAY OF February 1966

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:17 O'CLOCK A M. NO. 22252