

MORTGAGE OF REAL ESTATE—Offices of MANN & MANN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

JAN 23 10 02 AM 1965

MORTGAGE OF REAL ESTATE BOOK 984 PAGE 601

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Grady Turner, am

(hereinafter referred to as Mortgagor) is well and truly indebted unto Motor Contract Company of Greenville, Inc.

(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

Three Thousand Two Hundred Twenty and 80/100----- Dollars (\$ 3, 220. 80 ) due and payable

Due and payable \$53. 68 per month for 60 months beginning February 27, 1965, and continuing thereafter until paid in full.

maturity with interest thereon from ~~date~~ at the rate of six per centum per annum, to be paid on demand

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 Grove Township on the eastern side of Highway No. 20 near Piedmont and having, according to a survey recorded in the R. M. C. Office for Greenville County in Plat Book "T", Page 126, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Highway No. 20 at the point where a hard surfaced road intersects said highway, which point is the corner of property now or formerly of W. M. Guest and running thence along the line of the property of W. M. Guest N. 37-12 E. 185.5 feet to an iron pin; thence along the center of a settlement road N. 60-45 E. 194 feet to an iron pin where said settlement road intersects another road; thence along the southwestern side of the second road S. 19-45 W. 166 feet to an iron pin in the center of a surface treated road at the point of intersection with said county road; thence along the center of said surface treated road N. 65-35 W. 248 feet to an iron pin at the point of beginning.

The above is the same property conveyed to the mortgagor by deed dated October 25, 1952 and recorded in the R. M. C. Office for Greenville County in Deed Book 465, Page 453.

This is a second mortgage, subject only to that first mortgage to Citizens Building & Loan Association dated October 9, 1963 in the original amount of \$4759.00 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 937, Page 60.

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 Dec. 28, 1965  
Motor Contract Co. of Greenville  
By: J. E. Phipps V. President  
Witnesses: J. O. Fagan  
Donna H. Sink*

SATISFIED AND CANCELLED OF RECORD  
28 DAY OF Dec. 1965  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
4:29 O'CLOCK P. M. NO. 18983