

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R.M.C.

WHEREAS, I, James R. Phillips

(hereinafter referred to as Mortgagor) is well and truly indebted unto Buford B. Pitman, his heirs & assigns

(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

-----Twelve Hundred Fifty & No/100-----Dollars (\$1250.00) due and payable
-----Twenty & No/100 (\$20.00) per month, 1st payment due on Nov. 3, 1966-----

with interest thereon from date at the rate of 6 per centum per annum, to be paid:

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 Car., located on Keeler Mill Rd., being a part of the Sally Rochester property, known hereafter as Lot #3, and having the following metes and bounds, to-wit:

BEGINNING on an I.P., joint corner with Mack Farr and Lot #1, and running thence with Farr's line, S. 89 E. 200 ft. to I.P.; thence N. 16 W. 481 ft. to an I.P. on Frank Goldsmith's line; thence S. 77 W 464 ft. to the center of Keeler Mill Rd.; thence with said Road S. 8 E 262 ft. to I.P. on corner of Lot #2; thence with line of Lot #2, N 62-45 E 374 ft. to I.P.; thence with Lot #2 and Lot #1, S 6 E 270 ft. to the beginning corner, containing 3.78 acres.

The above described property being the same conveyed to Ellis O. Rochester by Sally W. Rochester by Deed recorded in RMC Office for Greenville County, Deed Book 470, Page 397. Also, same property conveyed to Mortgagee by Deed of Ellis O. Rochester, recorded RMC Office, Deed Book 563, Page 383, on Oct. 19, 1956.

ALSO, all that certain piece, parcel or lot of land situate, lying and being in Bates Township Greenville County, State of South Carolina, located about ten miles North west of Greenville, S. C., and about 500 ft. east of the Keeler Mill Road, and being a part of the Sally Rochester property known hereafter as a part of Lot #3, and is an addition to said lot, having the following metes and bounds, to-wit:

BEGINNING on an iron pin on the south east corner of lot #3 and the Walt Green line and thence with the Walt Green line S 89 E 267 ft. to an I.P.; thence with property of Sally Rochester N 16 W 551 ft. to an I.P. in the edge of Frank Goldsmith's driveway and on Frank Goldsmith's line; thence with said line S 77 W 256 ft. to an I.P. on said line and North West corner of Lot #3; thence with line of Lot #3 S 16 E 481 ft. to the beginning corner. Containing 3.31 acres.

The above described property being a part of the same land conveyed to Sally Rochester by Jennie C. Burns and S. L. Burns, Jan. 15, 1951 and recorded in the RMC Office of Greenville County, S. C. in Deed Book 427, Page 138. Also the same property conveyed to Mortgagee by Deed of Sally Rochester, dated Aug. 4, 1959, recorded in RMC Office for Greenville County, State of South Carolina, in Deed Book 631, Page 282.

~~There is no money in this mortgage~~

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 February 26, 1968.

Buford B. Pitman

Witness Marguerita P. Whitted

Jeanne L. Garrett

SATISFIED AND CANCELLED OF RECORD

27 DAY OF February 1968

Ollie Farnsworth

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

AT 2:54 O'CLOCK P. M. NO. 22572