

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEC 6 10 23 AM 1966 MORTGAGE OF REAL ESTATE

BOOK 1046 PAGE 69

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Herman E. Cox and Doris W. Cox,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Richard F. Watson, Jr., and Evelyn P. Watson

(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 and No/100-----Dollars (\$ 2,000.00----) due and payable Five Hundred Dollars (\$500.00) Six (6) months from the date hereof, Five Hundred Dollars (\$500.00) One (1) year from the date hereof, Five Hundred Dollars (\$500.00) Eighteen (18) months from the date hereof, and Five Hundred Dollars (\$500.00) Two (2) years from the date hereof; Makers shall have the right and privilege to anticipate payment of any or all of said amounts at any time without penalty, with interest thereon from date at the rate of Six (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, Butler Township, being known and designated as Lot No. 53 of a subdivision of the property of the mortgagees as shown on a preliminary plat thereof prepared by Piedmont Engineers and Architects, and having, according to a plat entitled "Property of Herman E. Cox & Doris W. Cox", prepared by Piedmont Engineers and Architects November 3, 1966, the following metes and bounds, to wit:

BEGINNING at an iron pin on the western edge of Graystone Road, joint front corner of Lots Nos. 36 and 53, and running thence along the rear lines of Lots Nos. 36 and 37, N. 79-27 W. 243.45 feet to an iron pin at a rear corner of Lot No. 52; thence along the line of that lot, N. 12-08 E. 219.7 feet to an iron pin on the southern edge of Highbourne Drive; thence along the southern edge of Highbourne Drive, following the curvature thereof, the chords being S. 77-52 E. 34.2 feet and S. 74-01 E. 180.8 feet to an iron pin; thence following the curvature of Highbourne Drive as it intersects with Graystone Road, the chord being S. 31-07 E. 36.7 feet to an iron pin on the western edge of Graystone Road; thence along the western edge of Graystone Road, following the curvature thereof, the chord being S. 10-57 W. 174.13 feet to the beginning corner.

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

July 1, 1967

Witness:

Romayne Barnes(?)

R. F. Watson, Jr.

Evelyn P. Watson

SATISFIED AND CANCELLED OF RECORD

1st DAY OF August 1967

Ollie Farnsworth

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

AT 2:30 O'CLOCK P. M. NO. 3563