

STATE OF SOUTH CAROLINA } MAY 5 4 48 PM '69 } BOOK 1124 PAGE 601
COUNTY OF GREENVILLE } OLLIE FARNSWORTH }
R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, Joe A. Craine,

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. H. Rogers,

(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 Five Hundred and No/100-----Dollars (\$ 2,500.00) due and payable
Thirty (\$30.00) Dollars per month, applied first to interest, balance to prin-
cipal, with the first payment to commence July 1, 1969, and a like payment
on the first day of each month thereafter,

with interest thereon from date at the rate of six (6%) per centum per annum, to be ~~paid~~ computed and
paid monthly.

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:

~~XXXXXX the certain piece of land with all improvements thereon or hereafter constructed thereon situated in the County of Greenville, State of South Carolina. XXXXXX~~

All those pieces, parcels or lots of land in Oaklawn Township, Greenville County, State of South Carolina, containing 2.94 acres and .38 acre respectively as shown on plat thereof by J. Coke Smith, Surveyor, dated October, 1946, and recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "Q" at Page 39, and being described together, according to said Plat as follows:

BEGINNING at an iron pin joint corner of lands of the grantor, and lands now or formerly owned by J. S. Rogers, which iron pin is also on the line of land, now or formerly, owned by J. P. Bradley and running thence along Bradley's line, N17-10W 524 feet to an iron pin, corner of land, now or formerly, owned by Rainey; thence along Rainey's line, N58-05E 280 feet to an iron pin, corner of land, now or formerly, owned by Pridmore; thence along Pridmore's line, S14-00E 605.5 feet to an iron pin, corner of land, now or formerly, owned by W. H. Rogers; thence with Rogers' line, S73-30W 48.8 feet to an iron pin; thence continuing with Rogers' line, S16-30E 6 feet to a point in the center of a branch or drain, also a corner of property now or formerly, owned by J. S. Rogers; thence with Rogers' line and down said drain, S68-50W 76 feet; thence still with Rogers' line, S83-00W 113 feet to the beginning corner, and containing in the aggregate 3.32 acres, more or less.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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.