

FILED

GREENVILLE CO. S. C.

BOOK 1146 PAGE 467

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JAN 20 4 06 PM '70

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH ALL WHOM THESE PRESENTS MAY CONCERN:  
R. M. O.

WHEREAS, I, CALHOUN HARRIS TURNER

(hereinafter referred to as Mortgagor) is well and truly indebted unto SARAH LUCILLE KNIGHT  
at Greenville, South Carolina

(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 FIFTY THOUSAND & NO/100-----

-----Dollars (\$ 50,000.00 ) due and payable  
as follows: Nine Thousand Five Hundred & No/100 (\$9,500.00) Dollars principal  
will be paid on March 10, 1970; Two Thousand Seven Hundred & No/100 (\$2,700.00)  
Dollars principal will be paid on January 10, 1971; and Two Thousand Seven Hundred  
& No/100 (\$2,700.00) Dollars principal will be paid on the 10th day of each suc-  
cessive 6th month thereafter, until the entire principal sum has been paid.  
with interest thereon from <sup>December 10, 1969</sup> ~~date~~ at the rate of Eight (8%) per centum per annum, to be paid: with, at the times of,  
and in addition to the principal payments.

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 as-  
signs:

"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

ALL that certain piece, parcel and lot of land with all buildings thereon  
situate, lying, and being on the Northeast side of Laurens Road in the City of  
Greenville, County of Greenville, State of South Carolina and having the follow-  
ing metes and bounds, to-wit,

BEGINNING at a point on the Northeast side of Laurens Road at intersection  
with Lindsay Avenue and running thence with Lindsay Avenue N. 35-06 E., 188.6  
feet to an iron pin; thence S. 55-45 E., 150 feet to an iron pin; thence S.  
35-06 W., 50 feet to an iron pin; thence N. 55-45 W., 50 feet to an iron pin;  
thence S. 35-06 W., 138.6 feet to an iron pin in the Northeast side of Laurens  
Road; thence along and with the Northeast side of Laurens Road, N. 55-45 W.,  
100 feet to the point and place of beginning.

If title to the real property described herein passes from Mortgagor by  
virtue of his death, by virtue of his voluntary or involuntary conveyance, or  
otherwise, Mortgagee may at her option declare due and payable immediately the  
entire principal and interest balance evidenced and secured by this Mortgage.

Together with all and singular rights, members, hardiments, and appurtenances to the same belonging in any way incident or ap-  
pertaining, 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.