

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE (CO., S. C.)
DEC 1 2 24 PM '70
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
OLLIE FARNSWORTH
R. M. C.

BOOK 1174 PAGE 115

WHEREAS, Alvin E. Smith and George H. Lindsey

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lillian L. Jordan

(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 FIFTEEN THOUSAND and no/100-----
-----Dollars (\$ 15,000.00) due and payable

Seven Hundred Fifty and no/100 (\$750.00) Dollars plus interest on May 30, 1971, and Seven Hundred Fifty and no/100 (\$750.00) Dollars plus interest each six (6) months thereafter until paid in full, with the right to anticipate

with interest thereon from date at the rate of six (6%) per centum per annum, to be paid: every six (6) months.

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, and being known as a part of the land conveyed to O. N. Jordan by deed from J. C. Coleman adjoining lands of W. M. Keeler, A. F. Jordan and others, and described as follows:

BEGINNING on a stone on the White Horse Road and running thence N. 54-1/4 W. 5.10 to a stone; thence N. 22 W. 2.93 to a sweet gum X30M; thence N. 59-1/2 W. 2.72 to a sweet gum X30M; thence N. 66 W. 4.92 to a stone on; thence S. 75-1/2 W. 5.33 to a white pine X30M; thence N. 25 E. 14.45 to a stone W. M. Keeler's corner; thence S. 88-1/2 E. 18.87 to an iron pin on the White Horse Road; thence S. 5-1/2 W. 2.30 to an iron pin; thence S. 17 W. 6.50 to a bend in road; thence S. 21-1/4 W. 6.25 to a cherry on road; thence along said White Horse Road, 6.90 to the beginning corner and contains 35 acres more or less, less however, that portion of land conveyed to Roy L. Carver by deed recorded in Deeds Book 184 at Page 234; and also that portion of land conveyed to V. N. Butler and A. F. Jordan by deed recorded in Deeds Book 572 at Page 389, all of which property came out of the above described tract.

The mortgagee agrees to release portions of the security property as requested by the mortgagor from time to time upon the condition that 66-2/3% of the sales price of any portion to be released will be applied to the principal balance due on 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 & satisfied in full this 1st day of June 1971.
Lillian L. Jordan
Witness Fred W. McDonald

SATISFIED AND CANCELLED OF RECORD

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June 19 71
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:01 O'CLOCK P. M. NO. 29190