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OLLIE FARNSWORTH

SOUTH CAROLINA, Greenville COUNTY.

In consideration of advances made and which may be made by Blue Ridge Production Credit Association, Lender, to Edgar E. Garrett and Doris G. Garrett Borrower, (whether one or more), aggregating Four Thousand Three Hundred Forty Five and 21/100---- Dollars ($ 4,345.21), (evidenced by note(s) of even date herewith hereby expressly made a part hereof) and to secure, in accordance with Section 45-55, Code of Laws of South Carolina, 1962, (1) all existing indebtedness of Borrower to Lender (including but not limited to the above described advances), evidenced by promissory notes, and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender, now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any one time not to exceed Seven Thousand and No/100-- Dollars ($ 7,000.00), plus interest thereon, attorneys' fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than ten (10%) per centum of the total amount due thereon and charges as provided in said note(s) and herein, Undersigned has granted, bargained, sold, conveyed and mortgaged, and by these presents does hereby, grant, bargain, sell, convey and mortgage, in fee simple unto Lender, its successors and assigns:

All that tract of land located in Township, Greenville County, South Carolina, containing 20 acres, more or less, known as the Gregory Place, and bounded as follows:

TRACT NO. 1:
BEGINNING at a point on a county road at the joint corner of tracts Nos. 1 and 7; thence running S 53-32 E 126.8 ft. to an iron pin on a branch: thence with the branch in a northeastern

all the terms, covenants, conditions, agreements, representations and obligations contained in all mortgages executed by Borrower to Lender according to the true intent of said Mortgages, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void, otherwise it shall remain in full force and effect.

It is understood and agreed that all advances heretofore, now and hereafter made by Lender to Borrower, and all indebtedness now and hereafter owed by Borrower to Lender, and any other present or future indebtedness or liability of Borrower to Lender, whether as principal debtor, surety, guarantor, endorser or otherwise, will be secured by this instrument until it is satisfied of record. It is further understood and agreed that Lender, at the written request of Borrower, will satisfy this mortgage whenever: (1) Borrower owes no indebtedness to Lender, (2) Borrower has no liability to Lender, and (3) Lender has not agreed to make any further advance or advances to Borrower.

This agreement shall inure to the benefit of Lender, its successors and assigns, and any successor, or assign of Lender may make advances hereunder, and all such advances and all other indebtedness of Borrower to such successor or assign shall be secured hereby. The word "Lender" shall be construed to include the Lender herein, its successors and assigns.

EXECUTED, SEALED, AND DELIVERED, this the 28th day of June, 19 68.

Signed, Sealed and Delivered in the presence of:

(R. R. Taylor)

(Bobbie A. Gregory)

Edgar E. Garrett (L. S.)
(Edgar E. Garrett)

(L. S.)

Doris G. Garrett (L. S.)
(Doris G. Garrett)

Form PCA 402

S.C.R.E. Mtge.-Rev. 8-1-63

SATISFIED AND CANCELLED THIS 12 DAY OF Dec. 1975
BLUE RIDGE PRODUCTION CREDIT ASS'N.
WITNESS: SECTY-TREAS

FILED
GREENVILLE CO. S.C.
DEC 22 2 32 PM '75
R.M.C.

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