

BOOK 700 PAGE 345

OLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James H. Maddox (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Zenas C. Grier

(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 _____

ONE THOUSAND AND NO/100 _____ DOLLARS (\$ 1,000.00),

with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid:

PAYABLE: On or before three years from date, with the privilege to anticipate any part or all after one year, with interest from date at the rate of six (6%) per cent, per annum, to be computed and paid annually, until paid in full.

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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, in Austin Township, containing in the aggregate 80.25 acres more or less, and being known and designated as Lots #1 and 2 of the lands of John Thomas Vaughan, deceased, and being described together according to a plat by J. Coke Smith, Surveyor, dated March 20, 1951 as follows:

BEGINNING at a stone on a surface-treated county road at the intersection of another road, and running thence with the last mentioned road, N. 87-19 W. 13.70 chains to an iron pin at the corner of property now or formerly belonging to R. H. Morton; thence with Morton's line, N. 17-07 E. 5.76 chains to a point; thence still with Morton's line, N. 71-58 W. 12.80 chains to a point in the line of property now or formerly belonging to the T. E. Vaughn Estate; thence with said Vaughn line, N. 5-11 E. 20.94 chains to an iron pin in the line of property now or formerly belonging to Todd; thence with Todd's line, N. 68-11 E. 28.00 chains to a point in the hard surfaced county road first above mentioned; thence along said road, S. 5-05 W. 41.27 chains to the beginning corner.

Being the same property conveyed to mortgagor by deed from Ralph Todd, as Trustee and as Executor of the Estate of F. M. Todd, deceased, by deed recorded in Deed Book 431 at page 534.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

[Handwritten signatures and notes at the bottom of the page, including names like "James H. Maddox" and "Zenas C. Grier" and some illegible scribbles.]