

Mortgage on Real Estate

MORTGAGE

FILED GREENVILLE CO. S. C.

FEB 12 3 41 PM 1963

OLLIE FARRNSWORTH R. M. C.

STATE OF SOUTH CAROLINA } COUNTY OF PICKENS GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, James Horace Miller,

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto HOME BUILDING & LOAN ASSOCIATION, Easley, S. C. (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 Six Thousand and no/100's -----

DOLLARS (\$ 6,000.00), with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid as therein stated, and

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 purpose:

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 Pickens, Greenville, in Cleveland Township, on the East side of U. S. Highway No. 276 between Marietta and Cleveland, East side of Spring Court, having the following metes and bounds, courses and distances, to-wit: BEGINNING at an iron pin on right of way of East side of Spring Court, said pin being on joint corner of this property and that of P. D. Jarrard and running thence along right of way of Spring Court N. 28-32 W. 90 feet to a point; thence N. 53-28 E. 90 feet to a point on the Miller-Jarrard line; thence following said common line, S. 53-28 W. 484 feet to the point of BEGINNING, containing one (1) acre, more or less; being the identical property conveyed to James Horace Miller by Rosa Lee Miller by deed dated November 30, 1962, recorded in Book of Deeds , at page in the office of the Register of Mesne Conveyance for Greenville County, South Carolina."