

OLLIE F. WORTH
R. M. C.

STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Brad D. Wofford, Jr.
Greenville, South Carolina of
hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto THE INDEPENDENT LIFE AND ACCIDENT INSURANCE COMPANY, a corporation organized and existing under the laws of Florida, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of **EIGHTY THOUSAND AND NO/100THS-** - - - - Dollars (\$ **80,000.00**), with interest from date at the rate of **Six** per centum (**6 %**) per annum until paid, said principal and interest being payable at the office of The Independent Life and Accident Insurance Company in Jacksonville, Florida, or at such other place as the holder of the note may designate in writing, in monthly installments of **SEVEN HUNDRED EIGHTY AND 80/100THS-** - - - - Dollars (\$ **780.80**), commencing on the **1st** day of **January**, 19**64**, and on the **1st** day of each month thereafter until the principal and interest are fully paid.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of **Greenville**, State of South Carolina:

All those lots of land in Greenville County, State of South Carolina, on the Northwestern side of Greenacre Road, near the City of Greenville, being the remaining portion of Lots 4 and 5 as shown on plat of the property of Ellison G. Webster recorded in Plat Book K at Page 39 and according to a recent survey made by J. C. Hill described as follows:

BEGINNING at an iron pin at the western corner of Greenacre Road and Ellison Street and running thence with the northern side of Greenacre Road S. 32-22 W. 160.3 feet to an iron pin at the corner of Lot 3; thence with the line of said lot N. 55-30 W. 156.3 feet to an iron pin; thence N. 34-30 E. 160.2 feet to an iron pin on Ellison Street; thence with the southwestern side of Ellison Street S. 55-30 E. 150.4 feet to the beginning corner.

This being the same premises conveyed to the Mortgagor by deed of Lawrence Reid to be recorded herewith and by deed recorded in Deed Book 710 at Page 154.

As further security for the payment of the indebtedness secured hereby, the mortgagor herein has assigned to the mortgagee a certain life insurance policy number 63-018-619 written by The Independent Life and Accident Insurance Company upon the life of Brad D. Wofford, Jr., in the amount of \$25,000.00. So long as any of the indebtedness secured hereby shall remain unpaid, the mortgagor hereby covenants and agrees that said life insurance policy will be kept in full force and effect and all premiums required to keep said policy in full force will be paid. In the event that the mortgagor herein shall fail to keep said policy in full force and effect, then such failure shall be considered a default under the terms of this mortgage. 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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

For Satisfaction See R. E. M. Book 1090 Page 114

RECORDED AND CANCELLED BY
18 DAY OF April 1968
Ollie F. Worth
R. M. C. FOR GREENVILLE COUNTY, S. C.
10:24 O'Clock A. M. 27079