

AUG 12 1964

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN



BOOK 958 PAGE 145

WHEREAS, John F. McKittrick

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville

(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 Seven Hundred Thirty Three and 40/100 --

Dollars (\$ 733.40) due and payable

Six months after date

with interest thereon from date at the rate of six per centum per annum, to be paid: semi-annually, in advance

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, Austin Township, and being more fully described as follows:

BEGINNING at a point in the road at corner of the tract conveyed by me to B. G. McKittrick and running thence along his line N. 74-08 W. 1397 feet to an iron pin on line of Rich Hill lands, thence with his line N. 1-45 W. 200 feet to an iron pin, thence by a new line S. 69-35 E. 1387.5 feet to a point in the road, thence along the road S. 20-04 E. 25 feet to a bend, thence further along said road S. 28-49 E. 85 feet to the beginning corner and containing 4.24 acres more or less.

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 In Full 1-25-65

The Farmers Bank of Simpsonville, Simpsonville, S. C.

W. Ollie Farnsworth
President - Cashier

Witness
[Signature]

[Signature]

SEARCHED AND INDEXED BY _____
SERIALIZED AND FILED BY _____
AUG 12 1964
CLERK OF THE COUNTY OF GREENVILLE, S. C.
[Signature]