

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FEB 10 3 13 PM 1966

OLLIE FARNSWORTH

MORTGAGE OF REAL ESTATE

BOOK 986 PAGE 37

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Billy Joe Holder and Betty Knight Holder,

(hereinafter referred to as Mortgagor) is well and truly indebted unto B. C. Givens

(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 Two Thousand and No/100- - - - -

Dollars (\$ 2,000.00) due and payable
as follows: Eighty (\$80.00) Dollars on the first day of March 1965, and Eighty (\$80.00)
Dollars on the first day of each month thereafter until paid in full

with interest thereon from date at the rate of $6\frac{1}{2}$ per centum per annum, to be paid: monthly

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, Fairview Township, near the Town of Fountain Inn, containing one (1) acre, and shown as Lot B on a Plat of Property of Rhodie P. Thourmond Estate, recorded in the Office of the Clerk of Court for Laurens County, in Plat Book 16 at Page 56, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of dirt road which connects Highway No. 418, and running thence along said road, S. 21-0 W. 175 feet to an iron pin; thence S. 89-0 W. 250 feet to an iron pin; thence N. 21-0 E. 175 feet to an iron pin; thence N. 89-0 E. 250 feet to an iron pin, being the point of beginning.

This is the identical property conveyed to the Mortgagors herein by Deed of Stuart W. Rabb, said Deed being duly recorded in the Office of the R.M.C. for Greenville County, South Carolina.

This mortgage is junior in lien to a Real Estate Mortgage executed to the said B. C. Givens in the principal amount of Three Thousand Five Hundred (\$3,500.00) Dollars on the 30th day of May 1963, of record in the R.M.C. Office for Greenville County, S. C., in Real Estate Mortgage Book 926 at Page 78, said Mortgage being of full force and effect.

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 5-7-66
B. C. Givens

Witness - O. B. Givens Jr.
Ted R. Armstrong

SATISFIED AND CANCELLED OF RECORD

17 DAY OF *May* 19*66*

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT *4:39* O'CLOCK *P* M. NO. *32758*