

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FILED  
GREENVILLE CO. S. C.  
MAR 14 11 41 AM '69  
OLLIE FARNSWORTH  
R. M. C.

MORTGAGE OF REAL ESTATE

FOR ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, James Cooley,

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Frank Ulmer Lumber Company

(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 Fourteen Thousand and No/100

Dollars (\$14,000.00) due and payable

one year from date

with interest thereon from date at the rate of Six per centum per annum, to be paid: one year from date

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, in Grove Township, about 7 miles southwest of the City of Greenville, and being known and designated as Lot Number 2 of the Property of Wm. R. Timmons, Jr., according to a plat of record in the RMC Office for Greenville County in Plat Book 000, at Page 137, and having, according to said plat, the following metes and bounds to wit:

BEGINNING at a point on the southwestern side of South Carolina Road No. 106 at the joint front corner of Lots 1 and 2 and running thence with the southwestern side of South Carolina Road No. 106, S. 53-21 E. 200 feet to a point at the joint front corner of Lots 2 and 3; thence S. 36-39 W. 225 feet to a point at the rear corner of Lot 2; thence N. 53-21 W. 200 feet to a point at the joint rear corner of Lots 1 and 2; thence N. 36-39 E. 225 feet to a point on the southwestern side of South Carolina Road No. 106 at the point of beginning.

For Value Received Frank Ulmer Lumber Company, Inc. hereby assigns and sets over to Elizabeth V. Harris all of its rights under this mortgage dated September 11, 1968.

Signed: Frank Ulmer Lumber Company

BY: Frank A. Ulmer  
Frank A. Ulmer, Secy. & Treas.

J. C. Longshore  
Margaret C. Ulmer

Together with all and singular rights, members, hereditaments, 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 April 28, 1969.*  
*Elizabeth V. Harris*  
*Witness James A. Harris*

SATISFIED AND CANCELLED OF RECORD  
1 DAY OF May 1969  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 4:05 O'CLOCK P M. NO. 26112