

FILED
GREENVILLE, S. C.

BOOK 1176 PAGE 155

MORTGAGE OF REAL ESTATE - Office of Land Records, Greenville, S. C.

DEC 10 11 09 AM '70

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, S. B. Grastie

(hereinafter referred to as Mortgagor) is well and truly indebted unto Eunice S. Massey

(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/100ths ----- Dollars (\$2,000.00) due and payable

upon final settlement of the Estate of Ben C. Massey located in Apartment 1154, File 24, of the Greenville County Probate Court, but in no event later than six months from date; provided, that if the Estate of Ben C. Massey has not been finally settled within the six months the mortgagor shall have the right to pay the balance due on the mortgage into the Estate of Ben C. Massey as an asset of the Estate.

with interest thereon from ----- at the rate of ----- per centum per annum, to be paid:

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 and being more particularly described as Lot No. 204, Section 1, as shown on a plat entitled "Subdivision of Village Houses, F. W. Poe Manufacturing Company, Greenville, South Carolina" made by Dalton and Neves July 1950, and recorded in the RMC Office for Greenville County in Plat Book Y at pages 26-31 inclusive. According to said plat the within described lot is located on the westerly side of Sixth Avenue and fronts thereon for a distance of 65 feet.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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 and satisfied in full on this 2nd day
of June 1971.*

Eunice S. Massey

*Witness John W. Massey Sr.
Helen S. Massey*

SATISFIED AND CANCELLED OF RECORD

2 DAY OF June 1971

Ollie Farnsworth

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

AT 11:45 O'CLOCK A. M. NO. 29073