

Feb 19 4 56 PM '71  
OLLIE FARNSWORTH  
R.M.C.

BOOK 1181 PAGE 301

GRIFFIN & HOWARD, ATTORNEYS  
GREENVILLE, SOUTH CAROLINA  
STATE OF SOUTH CAROLINA  
COUNTY OF Greenville }

**MORTGAGE OF REAL ESTATE**  
**TO ALL WHOM THESE PRESENTS MAY CONCERN.**

WHEREAS, Herbert F. Ross and Dorothy M. Ross

(hereinafter referred to as Mortgagor) is well and truly indebted unto Chemurgy Products, Inc.

(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

Twelve Thousand and no/100

Dollars (\$ 12,000.00 ) due and payable

Nine months from October 1, 1970

with interest thereon from date at the rate of 6% per centum per annum, to be paid: at maturity

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

All that lot of land with improvements situate lying and being on the Southern side of an unnamed road (sometimes known as Black Road) in Butler township, Greenville County, South Carolina, containing 16 acres more or less, being shown on a plat of the property of W. H. Smith made by M. H. Woodward, Engineer, dated September, 1964, and recorded in the RMC office for said county and state in plat book HHH, page 111, and having according to said plat the following metes and bounds, to wit:

BEGINNING an iron pin in the center of afore mentioned unnamed County road and running thence with said road, S. 86-10 E., 220 feet to a point; thence continuing with said road, N. 72-34 E., 520 feet to a point in the center of a creek; thence with said creek as a line the following traverse courses and distances, to wit: S.10-26 E., 330 feet to a point; S. 56-15 E., 330 feet to a point and N. 86 E., 155.1 feet to a point; thence leaving said creek and running S. 13-56 W., 720 feet to an iron pin; thence N. 52-02 W., 990 feet to an iron pin; thence N. 33-17 W., 473 feet to an iron pin, the beginning corner, being the same property conveyed to Herbert F. Ross and Dorothy M. Ross by deed of James Donald Klyce and Beverly Klyce dated September 25, 1968, and recorded in the RMC office for said County and State in Deed Book 853 page 435.

This is a second lien over the above described property; the first lien being a purchase money mortgage in favor of James Donald Klyce and Beverly Klyce.

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.

*For satisfaction to this mortgage see Satisfaction Book 1 Page 280.*

SATISFIED AND CANCELLED OF RECORD  
16 July 1971  
Ollie Farnsworth  
R. M. C. GREENVILLE COUNTY, S. C.  
AT 10:34 O'CLOCK A. M. NO. 1599