

GREENVILLE CO. S. C.

JAN 19 10 30 AM '72

BOOK 1219 PAGE 591

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLIE FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, D.B. Cox, D/B/A Dixie Asphalt Paving Company, Inc.

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

Wendell Williamson,

(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

Thirteen thousand & No/100----- Dollars (\$ 13,000.00) due and payable

Three thousand & NO/100 due on or before December 31, 1971. and the balance of Ten thousand & No/100 (\$10,000.00) due on or before September 8, 1974.

with interest thereon from date at the rate of 7 1/2 per centum per annum, to be paid: Semi-annually March 8, & September 8, each year.

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.

BEGINNING at an old iron pin on the southern edge of the Old Easley Highway, S.C. Highway No. 124 at the corner of other property shown on said plat as the property of Welding Gas Products, Inc. which is the former name of grantor to Wendell Williamson, and running thence along the line of that property, S. 8-06 E. 471.1 feet to an old iron pin on the northern edge of the right-of way for an abandoned railroad; thence along the northern edge of said railroad, S. 86-31 W. 92.5 feet to a fence post at the corner of other property belonging to Welding Gas Products, Inc. thence along the line of that property N, 8-06 W. 213 feet to a fence post; thence continuing along the line of other property belonging to Welding Gas Products, Inc., N. 86-31 E. 78 feet to an iron pin; thence continuing along the line of other property belonging to Welding Gas Products, Inc. N. 8-06 W. 257.6 feet to a railroad spike on the northern side of the Old Easley Highway; thence along the southern edge of the Old Easley Highway, N. 84-45 E. 14.5 feet to the beginning corner.

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 74 PAGE 1443

SATISFIED AND CANCELLED OF RECORD
29 DAY OF January 19 81
Dianne S. Sankel
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12 43 O'CLOCK P. M. NO. 2532