

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE DEEDS

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Lemuel N. Silver and Katherine Silver,

(hereinafter referred to as Mortgagor) is well and truly indebted unto William E. Coleman and Thelma C. Coleman,

(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 Eleven Thousand and 00/100

----- Dollars (\$ 11,000.00 ) due and payable  
ninety (90) days from date, with the right to anticipate payment at any time without penalty,

with interest thereon from date at the rate of eight (8) per centum per annum, to be paid: in ninety (90) days.

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, containing five (5) acres, more or less, and being a part of Tract No. 1 of the property of Thad E. Sammons, plat of which is recorded in Plat Book "V", at page 196, Greenville County R.H.C. Office, and according to said plat has the following metes and bounds, to-wit:

BEGINNING at a nail and stopper in the center of the intersection of the Meece Bridge Road with a dirt road, known as Batson Road, and running thence with the south side of said Batson Road N. 71-15 W. 137.5 feet to a bend; thence still with said road (south side) S. 72-41 W. 369½ feet; thence S. 14-30 E. 675 feet, more or less, to the center of Buck Horn Creek; thence with the center of said creek as the line N. 89 E. 75 feet, more or less, to a bend; thence still with said creek N. 85-45 E. 240 feet to a bend; thence N. 69-30 E. 166 feet to the center of Meece Bridge Road; thence up and with the center of said road the following courses and distances, to-wit: N. 1-30 W. 80 feet; N. 11-04 E. 100 feet; N. 14-40 E. 100 feet; N. 0-15 W. 100 feet; N. 5-05 W. 100 feet; N. 33-30 W. 277.8 feet, more or less, to the point of beginning.

LESS, HOWEVER, .65 acres, more or less, on the south side of Old Batson Road, heretofore conveyed by the Grantors to David E. Tyre and Maudine Tyre by deed recorded in Deed Book 844, page 228, and 1.02 acres, more or less, on the western side of Meece Bridge Road, heretofore conveyed by the Grantors to Steve T. Dill and Linda L. Dill by deed recorded in Deed Book 925, at page 299.



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 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.