

JUN 23 3 15 PM 1968

MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

BOOK 1093 PAGE 485

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

PLAT BOOK "F"

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

WHEREAS, Anthony J. Colaluca

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Peoples National Bank

(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 Six Thousand Five Hundred and No/100

Dollars (\$6,500.00) due and payable

One Hundred Twenty-eight and 71/100 (\$128.71) Dollars monthly beginning on July 15, 1968, and the same amount on the same date of each month thereafter until paid in full, said payments to be applied first to interest and balance to principal,

with interest thereon from May 29, 1968 at the rate of 7% per centum per annum, to be paid: Monthly.

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 the City of Greenville, at the Northeast corner of the intersection of Underwood Avenue and Monticello Avenue and shown as Lot 42 on Plat of Glenn Grove Park made by R. E. Dalton, Engineer, in May, 1924, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "F" at Page 233, and having according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northeast corner of the intersection of Underwood Avenue and Monticello Avenue and running thence with the North side of Monticello Avenue, S. 62-42 E. 153 feet to an iron pin; thence N. 15-48 E. 63.4 feet to an iron pin; thence North 74-12 W. 150 feet to an iron pin on the East side of Underwood Avenue; thence with said Underwood Avenue S. 15-48 W. 33 feet to the beginning point.

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 this

the 5<sup>th</sup> day of February 1968

THE PEOPLES NATIONAL BANK

Greenville, South Carolina

Marshall C. Pickens

Pres.  
Cashier

Witness

Bob Graydon

Jant. Copeland

SATISFIED AND CANCELLED OF RECORD

6 DAY OF Feb. 1968

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

AT 10:46 O'CLOCK A. M. NO. 18635