

MORTGAGE OF REAL ESTATE—Office of M.P. BRADLEY MORRAH, JR., Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.
12 09 PM '74
DONNE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE

BOOK 1301 PAGE 123

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, MARY H. WOOD

(hereinafter referred to as Mortgagor) is well and truly indebted unto FRANCIS H. TREADWAY

(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 and no/100

----- Dollars (\$ 6,000.00) due and payable
January 4, 1975

with interest thereon from date at the rate of 8% per centum per annum, to be paid maturity

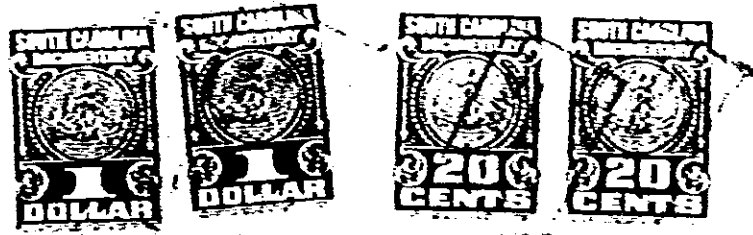
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 Greenville on the Eastern side of Chicks Spring Road and being known as Lot # 119 on a plat of the Property of Vista Hills Subdivision recorded in the office of the RMC for Greenville County, Plat Book P at Page 149 and having the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Chick Springs Road, joint front corner of Lots #118 and 119 and running along said road N. 15-40 E. 80 feet to an iron pin; thence along the joint line of Lots 119 and 120, S. 75-42 E. 176 feet to a point in the center of a 15 foot alley; thence along the center of said alley, S. 18-32 W. 83.7 feet to a point at the joint rear corner of Lots 118 and 119; thence along the line of said lots, N. 74-28 W. 172.3 feet to the point of beginning. The rear 7.5 feet of said lot is subject to an easement for the aforesaid alley. This conveyance is made subject to all right-of-ways and restrictions of record.

Subject to any easements, property restrictions, zoning regulations relating in any way to this property.



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.

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