

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

1975 9 30
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Clyde B. Bridges and Hazel Bridges

(hereinafter referred to as Mortgagor) is well and truly indebted unto William Harold Neal and Jessie May Neal

(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

in eighty-two (82) equal monthly installments of \$102.30 each, the first such installment being due on the first day of October, 1975, and a like amount of the first day of each succeeding month thereafter until paid in full, said payments include interest ~~at the rate of seven per centum per annum~~

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 Butler Township, about two (2) miles North from Batesville, lying West from the Batesville-Brushy Creek Road (formerly known as Augusta Road), being bounded by lands of John Leatherwood, Bud Morris Estate, and other lands of Mamie M. Smith and Henry M. Smith, having the following metes and bounds: BEGINNING at an iron pin at the joint corner of John Leatherwood lands, Bud Morris Estate and property described herein, and running thence with the Morris line, S 53-15 E 629 feet to an iron pin, new corner, thence N. 29-25 E 124 feet; thence N 10-10 W crossing a small branch 516 feet to an iron pin, new corner, near spring; thence N 24-10 W 287 feet to an iron pin on Leatherwood line at point 95 feet from old stone and iron pin corner; thence with the said Leatherwood line, S 34-15 W 616 feet to the beginning corner, containing 5.64 acres, more or less.

LESS HOWEVER, All that certain piece, parcel or lot of land previously conveyed by William Harold Neal and Jessie May Neal to Kathleen A. Coleman by deed dated January 21, 1972, recorded in Deed Book 934, at page 494 in the RMC Office for Greenville County described as follows: All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Butler Township, lying West of the Batesville-Brushy Creek Road, being more definitely described as follows: BEGINNING at the southwest corner, adjacent to Leatherwood property, thence in a northeasterly direction 247 feet to a point; thence in a southeasterly direction 446 feet to a point; thence N. 53-15 W 369 feet to the point of beginning. Being a portion of property conveyed to Grantors (Neal) by deed recorded in Deed Book 516 at page 179 (and entire property conveyed to Grantors (Neal) by deed recorded in Deed Book 820, at page 314.)



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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