FILED JUN 11 1963 @

Me Farnsworth

STATE OF SOUTH CAROLINA **Accounty of** Greenville

## MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERNIS

WHEREAS,

We, James W. Alexander and Nellie L. Alexander

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

Bank of Piedmont

(higherinafter 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

One Thousand and No/100

Dollars (\$ 1,000.00 ) due and payable

Payable one year from date

with interest thereon from date at the rate of

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 Mortgage 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 pold 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 as-

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constaucted thereon, situate, lying and being in the Piedmont Manufacturing

Company Village in or near the Town of Piedmont, Greenville County, South Carolina, and

being more particularly described as Lot No. 134, Section 4, as shown on plat entitled 🖟

"Property of Piedmont Mfg. Co., Greenville County" made by Dalton & Neves, February,

1950, Sections 3 and 4'of said plat are recorded in the R. M. C. Office of Greenville County

fin Plat Book Y, at page 2-5, inclusive, and pages 6-9, inclusive, respectively. According

to said plat, the within described lot is also known as No. 1 Lee Street (Avenue) and

fronts thereon 95 feet.

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 thereform, 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 partles hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the considered as a considere

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, it successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises' hereinabove described in the simple absolute, that it has good night 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 singuist the said premises unto the Mortgagee forever, from and against the Mortgager and all persons whomsoever lawfully claiming the same or any part thereof.

For Satisfaction See a. E. M. Bork 1031 Page 65

BATIBRIED AND CANCELLED OF ROLLOW R. M. C. FOR GREENVILLE COUNTY, S. C. AT 11:4500000 a. 1 10 32 4 10