

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

Vaughn of Greenville County

MORTGAGE OF REAL ESTATE BOOK 952 PAGE 159
TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Elizabeth J. Vaughn
MRS. O. W. WILSON
R. M. C.
APR 13 1964

WHEREAS, I, Elizabeth J. Vaughn

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Pelzer-Williamston 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

One hundred eight and 08/100- - - - - Dollars (\$108.08) due and payable

in monthly installments of \$10.00 each beginning April 9, 1964 and continuing until paid in full.

with interest thereon from date at the rate of six 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, in Dunklin Township and according to a plat of John C. Smith, Surveyor, dated July 16, 1959, said tract contains 3.08 acres, more or less, and is more particularly described as follows, to-wit: BEGINNING at a nail in the center of a surface treated road, the southeast corner of the lot; thence along the center of said road S. 75-15 W. 577 feet to a nail; thence N. 1-30 W. 249 feet to an iron pin; thence N. 75-15 E. 539 feet to an iron pin; thence S. 10-11 E. 243 feet to a nail in the center of said road, the point of BEGINNING. This property is bounded on the north and east by other lands of John D. Huff, on the south by said road and on the west by lands of Arnold Knight."

This being that same piece of land conveyed to Elizabeth J. Vaughn by John D. Huff in his deed dated July 23, 1959 and recorded in Book 631 of Deeds, page 309 in the R.M.C. office for Greenville County.

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.