

FEB 11 9 59 AM 1966

BOOK 1022 PAGE 253

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Martha E.

Southern of Greenville County

WHEREAS, I, Martha E. Southern--

(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

Four thousand & 00/100- - - - - Dollars (\$ 4000.00) due and payable

on demand

with interest thereon from date at the rate of six per centum per annum, to be paid: semi-annually

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

All that certain piece, parcel or lot of land lying, being and situate in Dunklin Township, in the County of Greenville, State of South Carolina, designated as one lot on a plat made by T. J. Leslie, Reg. Sur., and H. J. Martin, Assistant, dated September 16, 1953, entitled "Plat Showing Property of Mrs. Martha E. Southern, one acre, more or less"; said plat being recorded in the R.M.C. Office in Plat Book FFF, at Page 67, for the County of Greenville, and having such shapes, metes and courses, and distances as will more fully appear by reference unto said plat, as follows: BEGINNING AT a point on Holliday Dam Road and running parallel with said road N 48-55 W 210 feet to an iron pin, thence N 50-55E 210 feet to an iron pin, thence S 48-55E 210 feet to an iron pin, thence S50-55W 210 feet to the beginning point and being bound according to said plat by the property of Mrs. Ruth Epps, except on one side, and that being bound by the said public road,

This being the same piece of land conveyed unto me by Ruth Epps by deed dated March 13, 1964 and recorded in the office of the R.M.C. for Greenville County in Book 744 of deeds, at page 464.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 34 PAGE 334

SATISFIED AND CANCELLED OF RECORD
10 DAY OF Nov. 1975
James S. Bankerley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:23 O'CLOCK P. M. NO. 12462