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GREENVILLE CO. S. C.
MORTGAGE OF REAL ESTATE - Office of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville

BOOK 110f PAGE 439

STATE OF SOUTH CAROLINA AUG 29 12 15 PM 1968
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

OLLIE F. BARNWORTH TO ALL WHOM THESE PRESENTS MAY CONCERN:
R. M. C.

WHEREAS, Catherine D. Carroll, Trustee under Trust Agreement dated October 20, 1966,

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Peoples National Bank, Greenville, South Carolina,

(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

Three Thousand Five Hundred and No/100 Dollars (\$ 3, 500.00) due and payable

in equal, successive quarterly installments of \$100.00 each, plus interest on the unpaid principal balance at the rate of 7% per annum, the first payment to be due December 1, 1968 and further payments due on the first day of each March, June, September and December thereafter until paid in full,

with interest thereon from date at the rate of 7% per centum per annum, to be paid: quarterly

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 the City View Community on Center Street, known and designated as Lot No. 20 of Block "E" on a plat recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "E", Page 124, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Center Street, corner of Lot No. 19, and running thence with Center Street N. 82 E. 50 feet to corner of Lot No. 21; thence with line of Lot No. 21 N. 0.30 E. 168.6 feet to the rear line of Lot No. 28; thence with lines of Lots Nos. 28 and 27 S. 85 W. 50 feet to the corner of Lot No. 19; thence with the line of Lot No. 19 S. 0.30 W. 172 feet to the beginning corner. (the name of Center Street has been changed to Bragg Street)

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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.