

MORTGAGE OF REAL ESTATE—Mann, Foster, Johnston & Ashmore, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

FILED
GREENVILLE S.C.
OCT 3 1 51 PM 1968
CLERK OF COURTS

WHEREAS, We, Winfree G. Lee and Ruth S. Lee

(hereinafter referred to as Mortgagor) is well and truly indebted unto John E. Johnston, as Trustee,

(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 Thousand Four Hundred Twenty Five and No/100----- Dollars (\$1,425.00) due and payable Twenty Eight and 23/100 (\$28.23) Dollars on the 1st day of November, 1968, and an equal amount on the 1st day of each month thereafter, until paid in full, except that the balance, if not sooner paid, shall be due five (5) years from date, payments to be applied first to interest and then to principal, with full prepayment privileges,

with interest thereon from _____ date at the rate of Seven per centum per annum, to be paid: _____ monthly

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, shown as Lot 12 on a plat entitled Southwood Acres recorded in the RMC Office for Greenville County in Plat Book "000", at Pages 74 and 75, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the southern side of Southwood Drive, joint corner of Lots 11 and 12, and running thence S. 24-37 E. 260 feet; thence N. 65-23 E. 167 feet; thence N. 24-37 W. 260 feet to Southwood Drive; thence along said Drive, S. 65-23 W. 167 feet to the beginning point.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK _____ PAGE _____

RECORDED AND CANCELLED OF RECORD
DATE _____
BY _____
CLERK OF COURTS
GREENVILLE COUNTY, S. C.