

MORTGAGE OF REAL ESTATE - ^{FILED} ~~Mary~~ Foster, Ashmore & Brissey, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 31 } 2 14 PM 1969

MORTGAGE OF REAL ESTATE

BOOK 1115 PAGE 647

OLLIE F. WORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Erelene C. Nicholls

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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 Two Hundred Eighteen and 83/100----- Dollars (\$4,218.83) due and payable

Six months from date,

with interest thereon from _____ date _____ at the rate of Seven per centum per annum, to be paid: at 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 Butler Township, being shown and designated as Lot 42 of a subdivision of the Property of Richard F. Watson, Jr. and Evelyn P. Watson as shown on a preliminary plat thereof prepared by Piedmont Engineers and Architects, and having, according to plat entitled Property of Star Manufacturing Co., Inc. prepared by Piedmont Engineers and Architects, October 31, 1964, the following metes and bounds, to-wit:

Beginning at an iron pin on the northern edge of Darien Way, joint front corner of Lots 41 and 42, and running thence along the joint line of said lots due N. 255.0 feet to an iron pin; thence running N. 87-37 W. 193.6 feet to an iron pin; thence running S. 2-00 E. following the line of Lot 43 for a portion of the distance, 280.0 feet to an iron pin on the northern edge of Darien Way, which pin is 280 feet, more or less, in the direction N. 85-00 E. from an iron pin at the intersection of Darien Way and an unnamed street; thence along the northern edge of Darien Way, N. 35-00 E. 190.0 feet to the beginning corner.

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.

PAID IN FULL & SATISFIED, 1/22/69
Southern Bank and Trust Company
Greenville, South Carolina
W. M. ...
Witness my hand and seal this _____ day of _____ 1969
Ollie F. Worth
R.M.C.