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GREENVILLE CO. S. C.

BOOK 1134 PAGE 28

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

AUG 12 10 57 AM '59

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, WILLIAM B. WARD and BLANCHE BETTY WARD

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto BANK OF TRAVELERS REST

(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 Five Hundred

and No/100-----DOLLARS (\$4,500.00),
with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: at the rate of \$75.00 per month until paid in full,

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, near River Falls and shown on plat thereof prepared by J. C. Hill April 3, 1956 and having according to said plat the following metes and bounds, to wit:

Beginning at an iron pin on the north side of the Gap Creek Road, which point is 464.8 feet east of the intersection of said road with the Jones Gap Road, and which point is the joint front corner of Lots 1 and 2; thence along line of Lot 2, N 20 E 176.3 feet to an iron pin on the south bank of the Middle Saluda River; thence continuing along the same course 20 feet, more or less, to a point in the center of said river; thence down the center of said river, 168 feet, more or less, in a southeasterly direction, to a point in the center of said river where Gap Creek intersects said river; thence in a southwesterly direction to an iron pin near the south bank of the Middle Saluda River; thence S 52-15 W along the edge of Gap Creek Road, 92.0 feet to an iron pin; thence still along the north edge of said road, S 83-40 W 119.8 feet to the point of beginning.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.