

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

SEP 25 4 41 PM '69 MORTGAGE OF REAL ESTATE

BOOK 1137 PAGE 581

OLLIE FARNSTORTH WHOM THESE PRESENTS MAY CONCERN:
R. M. C.

WHEREAS, I, TANDY WILSON,

(hereinafter referred to as Mortgagor) is well and truly indebted unto E. P. EDWARDS, Trustee for Bryson Edwards

(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

Two Thousand and no/100-----Dollars (\$ 2,000.00---) due and payable

at the rate of Forty and 56/100 Dollars (\$40.56) per month beginning October 24, 1969 and continuing each month thereafter for 60 (Sixty) months.

with interest thereon from date at the rate of 8 1/2 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, Chick Springs Township, near the (old) City limits of the City of Greer, being all of Lot No. 6 in Block A on plat of the D. D. Davenport Estate, by H. S. Brockman, Surveyor, October 17, 1940, and recorded in the R.M.C. Office, Greenville County, and having the following courses and distances, to-wit:

BEGINNING on an iron pin on the south side of Snow Street, joint corner of this lot with Lot # 5, and runs thence with the line of Lot No. 5, S. 7-55 W. two hundred eighty-two (282) feet to iron pin on line of Lot No. 12; thence with the line of Lot No. 12, S. 83-15 E. fifty-three and eight-tenths (53.8) feet to iron pin, corner of Lot No. 11; thence N. 7-05 E. two hundred eighty-one (281) feet to iron pin on the south side of Snow Street; thence with Snow Street South side, N. 82-05 W. fifty (50) feet to the beginning corner; together with all improvements thereon,

Together with all and singular rights, members, hereditaments, 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.