

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

AUG 8 10 15 AM '77

BONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JERRY L. DILL AND BARBARA R. DILL

(hereinafter referred to as Mortgagor) is well and truly indebted unto FIRST CITIZENS 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

FOURTEEN THOUSAND FOUR HUNDRED SEVENTY-FIVE AND <sup>60</sup>/<sub>100</sub> Dollars (\$ 14,475.60) due and payable  
In Sixty (60) monthly installments of Two Hundred Forty-One and 26/100  
(\$241.26) Dollars beginning Sept. 8th, 1977 and continuing until paid in full.

with interest thereon from August 8, 1977 at the rate of 12.5 per centum per annum, to be paid: AS SET OUT ABOVE.

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

ALL of that lot of land in the County of Greenville, State of South Carolina, known as Lot 19 and the adjoining one-half of Lot 20, as shown on plat of Rolling Acres, recorded in the R.M.C. Office in Plat Book GGG, page 200, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Dahlgreen Lane at the joint front corner of Lots 19 and 18 and running thence N. 70-21 W. 164.5 feet to an iron pin; thence N. 33-02 E. 145 feet to an iron pin; thence N. 39-51 E. 70 feet to an iron pin in the middle of the rear line of Lot 20; thence through Lot 20 in a southeasterly direction 140 feet, more or less, to an iron pin in the center of the front line of Lot 20 on the western side of said Lane; thence with it, S. 30-45 W. 40.6 feet to an iron pin; thence S. 26 W. 50 feet to an iron pin; thence S. 11-20 W. 50 feet to the point of Beginning.

Derivation: Deed Book 817, Page 259 - Clyde A. Robertson and Margaret Z. Robertson 4/10/67

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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 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.

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