

VG 1402 PG 122

MORTGAGE OF REAL ESTATE Office of Levee, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

RECORDED
MAR 5 4 28 PM '79
JONNIE S. TANKERSLEY
R.M.C.

Mortgagee's Address:
PO Box 485
Greenville, SC 29690

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Kenneth L. Bowen & Betty P. Bowen

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

WHEREAS, the Mortgagor is well and truly indebted unto The 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 Twenty-one thousand three hundred & No/100ths-----

DOLLARS (\$ 21,300.00),

with interest thereon from date at the rate of 9 per centum per annum, said principal and interest to be repaid:

in equal monthly installments of \$219.23, commencing April 8, 1979, and a like payment on the same date of each month thereafter until paid in full.

AT the option of the mortgagee, the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

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, on the southern side of Kelly's Mill Road, Bates Township, being shown and designated as a portion of Tract II, on "Plat of Estate of Alvin E. Poole", dated October 2nd, 1964, prepared by Terry T. Dill, recorded in Plat Book HHH at Page 133 and being more particularly described on plat of Ken Bowen, dated August, 1978, prepared by Webb Surveying and Mapping Company, to-wit:

BEGINNING at an old iron pin on the southern side of Kelly's Mill Road at the joint front corner of Tracts I and II of the Alvin E. Poole Estate and running thence along said road S. 80-04 E. 50.1 feet to an iron pin; thence S. 01-12 W. 466.03 feet to an iron pin; thence N. 88-00 W. 250.58 feet to an iron pin; thence N. 0-30 E. 319.26 feet to an old iron pin at the joint corner of tracts 1 and 2; thence S. 78-55 E. 210.0 feet to an iron pin; thence N. 9-30 E. 183.48 feet to an old iron pin, the point of beginning.

DERIVATION: Deed of Leila Tate Poole and Larry S. Poole, recorded the 14th day of November, 1978 in Deed Book 1091 at Page 871.

DOCUMENTARY
STAMP
TAX
08.52
PB 11218

GCTO ----- 3 AP. 5 79 899

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.

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