

FILED  
 GREENVILLE CO. S. C.  
 MORTGAGE OF REAL ESTATE prepared by WILKINS & WILKINS, Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE  
 DONALD S. TANKERSLEY  
 R.H.C.

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

WHEREAS, I, FRANCES B. FOREMAN,

(hereinafter referred to as Mortgagor) is well and truly indebted unto OLIVE R. BECK

(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

TEN THOUSAND THREE HUNDRED FIFTY & no/100-----Dollars (\$ 10,350.00) due and payable in equal monthly installments of One Hundred and no/100 (\$100.00) Dollars per month beginning on the first day of the month following the death of the mortgagee herein and a like amount to be paid on the first day of each month thereafter until paid in full,

with interest thereon from date of mortgagee's death at the rate of eight (8%) per centum per annum, to be paid to the estate of the mortgagee herein.

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, the Mortgagee's heirs, 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, being known and designated as Lot Nos. 234, 235, 236, and 237 as shown on plat of property of Tryon Development Company and known as Lake Lanier. Said property has a frontage of 259.6 feet, a rear width of 133 feet, a depth of 120 feet on one side and 130 feet on the other.

ALSO: All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as an unnumbered lot of A. E. Beck as shown on plat entitled "Property of W. Paul Brown" prepared by H. B. Frankenfield, Jr. dated May 11, 1954 and recorded June 30, 1959 in plat book M at page 122 in the RMC Office for Greenville County, S. C., and having according to said plat the following metes and bounds, to-wit: Beginning at an iron pin on the northern side of East Lake Shore Drive, joint front corner of property now or formerly of W. P. Brown, and running N. 15-01 E. 51.4 feet to an iron pin on the shores of Lake Lanier; thence running with the shores of said lake, S. 75-16 W. 40 feet to an iron pin, joint corner of property now or formerly of D. A. Beck and Helen G. Beck; thence with said line, S. 2-24 E. 48.7 feet to an iron pin on the northern side of East Lake Shore Drive; thence with said drive, N. 68-35 E. 25 feet to an iron pin, the point of beginning.

This is the same property conveyed to Frances B. Foreman by Olive R. Beck by deed of even date to be recorded herewith.

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 M1479

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 STATE OF SOUTH CAROLINA  
 SOUTH CAROLINA TAX COMMISSION  
 DOCUMENTARY  
 STAMP  
 TAX  
 0416  
 1-3-11218

MORTGAGEE'S ADDRESS:  
 Olive R. Beck  
 1509 South Orange Avenue  
 Sarasota, FL 33579

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 is 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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