DEC 7 3 20 PM 1967

ROOK 1078 AGE 419

STATE OF SOUTH CAROLINA COUNTY OF

OLLIE FARNSWERTH MORTGAGE OF REAL ESTATE
R. M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, L, Sybil A. Peace

(hereinafter referred to as Mortgagor) is well and truly indebted un to E.H. 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 Seventy Four Hundred Seventy Four & 55/100 Dellars

Dollars (\$ 7474.55 ) due and payable

At the rate of Seventy Dollars (70.00) each month for 59 Months and the full amount due and payable on the 60th month

with interest thereon from date at the rate of 7 % per centum per annum, to be paid: Annually

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 actinowledged, has gramed, 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 threenville, Highland township, lying on the South side of highway #lill being known and designated as tract number one (1) as shown on plat of J.T. Arms Estate prepared by J.Q. Brace R.S. and being more particularily described as follows:

a nail, thence S. 36-30 W 893 feet to an iron pin on the line in old/bed road thence N. 43-20 W . 359 feet to an iron pin on the line of M.T. Henson thence N. 31-41 E. 650 feet to the point of beginning. See plat book MNN page 125. This being all of said same lot of land conveyed to me by Darlene Campar, James Arms, Brenda Howard, and Helen R. Arms on the 12th day of December 1966, said deed being recorded in the Greenville R.M.C. Officein book 810 on page 398.

Together with all and singular rights, members, herditaments, 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 thereform, 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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Lefonestant Esperanda.

24 Dec. 78.

127 March 42 18312

tor satisfaction to this mortgage selection body \_\_Z/Z\_\_\_page\_9/37