MORTGAGE OF REAL ESTATE—Mann, Foster Application & Brissey, Attorneys at Law, Junifoe Building, Greenville, S. C. or EENVILLE (CO. S. C). BOOK 1138 PAGE 55 COUNTY OF GREENVILLE OCT 7 3 09 PH 169 MORTGAGE OF REAL ESTATE OLLIE FARNSWORTH WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, we. William E. Williams. Jr., and Claudine C. Williams.

(hereinafter referred to as Mortgagor) is well and truly indebted unto First Pledmont Bank and Trust Company

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WHEREAS, the Mortgagor may hereafter become indepted 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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and Intly paid by the Mortgagoe at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and release unto the Mortgagoe, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, shate, lying and being in the State of South Carolina, County of Greenville, North of the City of Greenville, on the western side of Buckingham Road, being shown and designated as containing 4.5 acres on a plat of property prepared for W. E. Williams, Jr., and Claudine C. Williams by Jones Engineering Service, dated September 8, 1966, recorded in Plat Book "GGG" at page 454, and having such metes and bounds as thereby shown.

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 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 hereinabovo 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 Mortgagor for when the mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or may part thereof.