

FILED
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE Office of W. C. Burgess, Freeman & Parham, P.A. Greenville, S. C.

BOOK 1238 PAGE 351

JUL 23 12 33 PM '77
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: F. C. FOSTER AND J. WESLEY DAVIS,
trading as FOSTER AND DAVIS, A GENERAL PARTNERSHIP,

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

WHEREAS, the Mortgagor is well and truly indebted unto THE PEOPLES NATIONAL BANK,
GREENVILLE, S. C. (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 NINETY EIGHT THOUSAND
AND 00/100----- DOLLARS (\$ 98,000.00)
with interest thereon from date at the rate of -8- per centum per annum, said principal and interest to be
repaid as follows: Payable in equal monthly installments of \$936.58 to be
first applied to interest and then principal, commencing August 1, 1972,
and continuing on the first day of each month thereafter until paid
in full on or before July 1, 1987.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as
may be advanced or readvanced 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 Mort-
gagee 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 be-
fore the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its
heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon,
or hereafter constructed thereon:

ALL that piece, parcel or lot of land on the West side of Cleveland
Street, in the City of Greenville, County of Greenville, State of
South Carolina, being known and designated as Lot Number 1 on a plat
of property of Marsmen, Inc., recorded in the R.M.C. Office for
Greenville County in Plat Book JJ, Page 19 and having, according to
said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Cleveland Street, corner
of property of Camperdown Mills and running thence N. 78-45 W. 250
feet to an iron pipe on East bank of Reedy River; thence N. 78-45 W.
approximately 15 feet to center of Reedy River; thence with center of
Reedy River as the line S. 15-38 E. 110.6 feet; thence S. 78-45 E.
approximately 21.9 feet to an iron pipe on East bank of Reedy River;
thence S. 78-45 E. 231.6 feet to an iron pin on the West side of
Cleveland Street; thence with Cleveland Street N. 2-42 E. 100 feet
to an iron pin, the beginning corner, reference being craved to said
plat for a more complete description.

BEING the same property conveyed to Mortgagor by deed dated September
30, 1967, and recorded in the Office of the R.M.C. for Greenville County
in Deed Book 830 at Page 14.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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.