

MORTGAGE OF REAL ESTATE

FILED  
GREENVILLE CO. S. C.  
Attorneys at Law, Greenville, S. C.

BOOK 1286 PAGE 437

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 31 4 26 PM '73  
DONNIE S. TANKERSLEY  
R.H.C.  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Elmer Eugene Fletcher and Cora Wall Fletcher

(hereinafter referred to as Mortgagee) is well and truly indebted unto Southern Bank and Trust Co.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Twenty Eight Thousand Nine Hundred Nine and 44/100----- Dollars (\$ 28,909.44 ) due and payable in monthly payments of \$200.76 each commencing September 1, 1973, said payments being due on or before the first day of each month and being applied first to interest, then to principal, until paid in full.

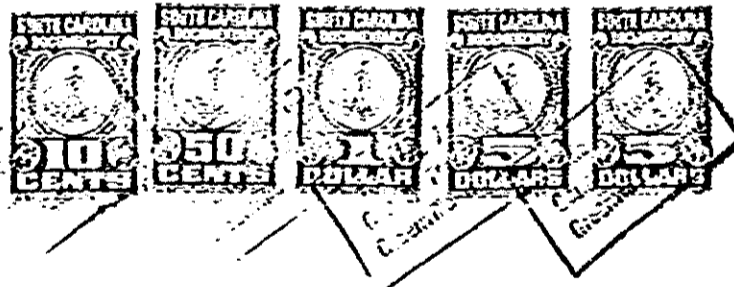
with interest thereon from date at the rate of seven (7) per centum per annum, to be paid:

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee 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 Mortgagee 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, in Chick Springs Township, and being known and designated as Lot No. 216 on the survey of the property of Cuttino Heirs made by W. A. Bunn, Engineer, August, 1939 and recorded in the R.M.C. Office for Greenville County, and being more particularly described as follows:

BEGINNING on the South side of Lee Road at an iron pin, corner of unnamed thirty foot street, and running thence S 14.45 W 350 feet to an iron pin, corner of Lot No. 145; thence along the line of Lot No. 145 N 74.30 W 100 feet to rear corner of Lot No. 7; thence along the rear line of Lots Nos. 1 to 7 inclusive and the side line of Lot No. 217 N 14.45 E 350 feet to front joint corner of Lots Nos. 216 and 217; thence along the South side of Lee Road S 73.38 E 100 feet to the point of beginning.



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 Mortgagee covenants that it is lawfully seized of the premises hereinafore 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee, its heirs and assigns against the Mortgagee and all persons who may lawfully claim the same or any part thereof.

RECORDED

4328 (N.V.)