

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FAYE BATSON

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

WHEREAS, the Mortgagor is well and truly indebted unto **Peoples National Bank as Trustee under the will of David Elwood McCuen** (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 **Three Thousand and No/100**

DOLLARS (\$ 3000.00),

with interest thereon from date at the rate of $5\frac{1}{2}$ per centum per annum, said principal and interest to be repaid: **\$100.00 on principal November 18, 1958, and \$100.00 on principal quarterly thereafter, with interest thereon from date at the rate of five & One-half ($5\frac{1}{2}$ %) per cent, per annum, to be computed and paid quarterly**

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, 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, on the southern side of Berkley Avenue, Greenville Township, being shown and described as all of Lot 10 and a 10 feet strip taken from Lot No. 9 on plat of property of H. J. Martin, recorded in Plat Book H, Page 139, and being more particularly described by metes and bounds, as follows:

BEGINNING at an iron pin on the southernside of Berkley Avenue at the joint front corner of Lots 10 and 11 and running thence with Berkley Avenue N. 65-10 W. 75.9 feet to an iron pin which pin is 10 feet in a northwesterly direction from the joint front corner of Lots 9 and 10; thence through Lot 9 S. 31-09 E. 180 feet, more or less, to pin in rear line of Lot 9; thence S. 58 W.75 feet to an iron pin at rear corner of Lot 11;thence with the line of Lot 11 N. 32-31 W. 170 feet to an iron pin on Berkley Avenue, point of beginning.

Said premises being the same conveyed to the mortgagor by deed recorded in Deed Book 477, Page 383.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging 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.

Handwritten notes and signatures at the bottom of the page, including names like "Helen J. ...", "James J. ...", and "Peoples National Bank".