

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE  
GREENVILLE, S. C.  
TO ALL WHOM THESE PRESENTS MAY CONCERN

BOOK 937 PAGE 05

OCT 8 11 39 AM 1963

WHEREAS, Rufus O. Webb and Olivia M. Webb

R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Richard F. Robel and Mary Mona Gallant Robel

(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

One Thousand and No/100----- Dollars (\$1,000.00 ) due and payable as follows: \$23.49 per month, first payment commencing November 1, 1963 and \$23.49 on the first day of each and every month thereafter until paid in full

with interest thereon from date at the rate of six per centum per annum, to be paid monthly

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, known and designated as Lot 151 as shown on a plat entitled South Forest Estates recorded in the R.M.C.-Office for Greenville County in Plat Book GG at pages 180 and 181 and having according to said plat the following metes and bounds, to wit:

Beginning at an iron pin on the west side of Pinefield Drive, joint front corners of Lots 150 and 151, thence along the line of Lot 150, S. 84-40 W. 147.3 feet; thence S. 4-55 E. 61.3 feet; thence S. 85-26 E. 160.9 feet to the edge of Pinefield Drive; thence with said drive, N. 12-09 W. 90 feet to the beginning point.

This mortgage is junior to that certain mortgage recorded in the R.M.C. Office for Greenville County in Mortgage Book 858 page 207

This mortgage may be declared void at the option of the mortgagor, Rufus O. Webb should he be transferred from Greenville County or if he should change employment that should require his removal from said County; provided that the mortgagors reconvey said property to mortgagees in good condition, normal wear and tear expected, and that all mortgage payments are current at the time of reconveyance.

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 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 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.