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MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

OLLIE FARRINGTON
R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Matthew Rosemond and Hettie Mae Rosemond

(hereinafter referred to as Mortgagor) is well and truly indebted unto Albert Q. Taylor

(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, Three Hundred and forty-five and 25/100 Dollars (\$ 1, 345. 25) due and payable

Fifty Dollars (\$50.00) on the 1st day of December, 1968 and Fifty Dollars (\$50.00) on the 1st day of each successive month thereafter until paid in full, payments to be applied first to interest and then to principal

with interest thereon from _____ date _____ at the rate of SEVEN 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, in Gantt Township, being known and designated as Lot b of the property of H. Y. Kerns on plat of property of E. P. Kerns made by J. Q. Bruce, Surveyor, January 29, 1949, recorded in the R. M. C. Office for Greenville County in Plat Book _____, page _____, and according to said plat, having the following metes and bounds, to-wit:

Beginning at a point in the right of way of the Old White Horse Road and running thence N. 45-06 W. 50 feet to joint front corner of Lots B and C; thence with the common line of said lots, N. 51-10 E. 204.5 feet to an iron pin; thence S. 0-50 W. 64 feet to joint rear corner of Lots A and B; thence with the common line of said lots, S. 51-10 W. 157 feet to the point of beginning.

Being the same property conveyed to the mortgagors herein by deed recorded in the R. M. C. Office for Greenville County in Deed Book 378, page 262.

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 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.

SAISFIED AND CANCELLED OF RECORD

29 DAY OF Oct. 1968

Notary Public

GREENVILLE COUNTY, S.C.

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FOR SATISFACTION TO THIS MORTGAGE SEE

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