

MORTGAGE OF REAL ESTATE Proposed by RILEY AND RILEY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
MAY 16 9 39 AM '69
GREENVILLE CO. S. C.
OLLIE FARNSWORTH

MORTGAGE OF REAL ESTATE

All Whom These Presents May Concern:

Whereas: Robert L. Perry, III

(hereinafter referred to as Mortgagor) is well and truly indebted unto First Piedmont Bank & Trust Company

(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 Five Thousand Seven Hundred Fifty and No/100-----
Dollars (\$ 5,750.00) due and payable

six (6) months from date,

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

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, being known as a portion of Lot No. 1 of Subdivision known as City View Land Company and being located on the south side of Bragg Street and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Eragg Street, which iron pin is located 92.3 feet west from Dyer Street and running thence along Farrow line, S. 10-13 E., 58.5 feet to an iron pin; thence S. 82-30 W., 46.6 feet to an iron pin; thence N. 10-48 W., 59.6 feet to a pin on Bragg Street; thence with the south side of Bragg Street, N. 83-36 E., 47.4 feet to the beginning corner.

There is also given as security a Seven Hundred Fifty and No/100 (\$750.00) Dollars non-interest bearing certificate of deposit.

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.

State of South Carolina
County of Greenville

Satisfied and paid in full this 21st day of August 1969.

First Piedmont Bank & Trust Co.

By: Phillip Hengerford

R. L. Ballenger Loan Officer attest

SATISFIED AND CANCELLED OF RECORD
27 DAY OF August 1969
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:15 O'CLOCK P. M. NO. 4960