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MORTGAGE OF REAL ESTATE

O ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, We, the said William J. and Mary Ann Ducker

(hereinafter referred to as Mortgagor) is well and truly indebted unto

(hereinafter referred to as Martgages) 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, Six Hundred, Fifty-four and no/100--
Dollars (\$3,654.00 ) due and payable

In 42 successive monthly payments beginning October 15, 1969 and each and every 15th. thereafter untill the entire amount is paid in full. The monthly paymets being (\$87.00) Eighty-seven and no/100 dollars

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

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgages 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 other and further sums for which the Mortgagor may be indebted to the Mortgagor and store the mortgagor in the Mortgagor and also in consideration of the further sum of Three Dollars (\$3.00) to the triggor in hand well and truly paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof its hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagor, its successors and assense: Forever:

All that piece, parcel or lot of land, situate, lying and being on the Northern side of Page Drive near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot #7 of Lockwood Heights by Jones and Sutherland, Enginneers dated March 14, 1968 entitled, Property of Mrs. Lula Thurstib, recorded in RMC Office of Greenville County, South Carolina and plat book PP Page 101.

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 thereform, 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 furnilure, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgages, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfulfy salzed of the premises hereinabove described in fee simple absolute, that it has good right and is lawfulfy authorized to sell, convey or encumbes the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor Cuther covenants to warrant and forever defend all and singular the said premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfulfy claiming the same or any part thereof.