

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R.M.C.

WHEREAS E. THELMA C. TURNER,

(hereinafter referred to as Mortgagor) is well and truly indebted unto PEOPLES NATIONAL BANK OF GREENVILLE, S. C.

(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 SIX THOUSAND AND NO/100 Dollars (\$ 6,000.00) due and payable

\$72.80 per month for 10 years with payments to be made first to interest and balance to principal until paid in full,

with interest thereon from date at the rate of eight 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, near the City of Greenville, and being part of the property known as "Cuttino Heirs" and shown on Plat Book J, at page 121, and being known and designated as Lot 82 and part of Lot 81, and having, according to said plat, the following metes and bounds:

BEGINNING at a point on Hallcox Street, 3 feet north of the joint line of Lots 81 and 82, and running thence along Hallcox Street to corner of Lots 82 and 83; thence along the line of Lots 82 and 83, N. 79-54 W. 123.3 feet to rear corner of Lot 82 and Lot 83 and 32 and 33; thence along the rear line of Lots 82 and 81 to joint rear corner of Lots 80, 81, 34 and 35; thence N. 86-55 E. 121.5 feet to the beginning.

AND ALSO:

ALL those pieces, parcels or lots of land situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lots Nos. 83 and 84 of the property of "Cuttino Heirs", as shown on plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "J", at page 121, and according to said plat, having the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of an unnamed street at the joint front corner of Lots Nos. 82 and 83 and running thence along the joint line of said lots N. 79-54 W. 123.3 feet to an iron pin; running thence due north 50 feet to an iron pin; running thence S. 79-54 E. 123.3 feet to an iron pin on the western side of an unnamed street; running thence along the western side of an unnamed street due south 50 feet to an iron pin; point of beginning.

Together with all and singular rights, members, hereditaments, 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 if 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.