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GREENVILLE CO. S. C.

BOOK 1253 PAGE 049

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OCT 13 10 26 AM '72

MORTGAGE OF REAL ESTATE

ELIZABETH RIDD TO ALL WHOM THESE PRESENTS MAY CONCERN:  
R.M.C.

WHEREAS, LELAND J. AUTREY AND KATHLEEN I. AUTREY

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

(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

ON DEMAND

~~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:~~

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 shown and designated as a portion of the Property of Leland J. Autrey and Kathleen I. Autrey on a Plat of Property of John Cantrell dated October 17, 1969, and revised on October 11, 1972, by Carolina Engineering and Surveying Company, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin which is bounded on the north by property of W. B. Goodwin, on the west by property of the mortgagor and on the east by Jimmy L. Autrey and Linda J. Autrey; thence with the Autrey line, S. 13-12 W. 500 feet to a point; thence S. 70-0 W. approximately 200 feet, more or less, to a point of the line of the mortgagor and of Jeter R. Ballew and Brenda Ballew; thence with the line of Ballew, N. 11-41 W. 500 feet, more or less, to an iron pin on the W. B. Goodwin line; thence with the Goodwin line, N. 70-0 E. 200 feet to the beginning corner.

This being a portion of the property conveyed to the mortgagor by Jimmy Autrey and Buford Allen this date.

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.