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GREENVILLE CO. S. C.
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BOOK 1287 PAGE 551

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DOANIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, HEYWARD C. LUCKEY and JANICE T. LUCKEY,

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

(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 **Twenty-five Thousand Dollars and no/100----**

-----Dollars (\$ 25,000.00) due and payable

as specified on note

with interest thereon from date at the rate of 6% 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, on the northern side of W. Earle Street being known and designated as Lot No. C and the eastern portion of Lot No. B as shown on Map 6 of Mountain City Land Company filed in the RMC Office for Greenville County in Deed Book WW at page 604, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northern edge of W. Earle Street, said point being 161 feet west of the intersection of Wilton Street and W. Earle Street; thence with W. Earle Street N. 84-30 W. 63 feet to a point; thence N. 5-30 E. 200 feet to a point on the southern edge of an alley; thence with said alley S. 84-30 E. 63 feet to the joint rear corner of Lots Nos. C & D; thence S. 5-30 W. 200 feet to the point of beginning.

THIS being the same property conveyed to Grantor herein by deed of John L. Holcombe and Julia S. Holcombe dated November 20, 1967 and recorded in the RMC Office for Greenville County in Deed Book 833, page 143.

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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 installed, connected or fitted thereto in any manner, it being the intent on of the parties hereto that all 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 Mortgagee 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 otherwise dispose of the same, and that the premises are free and clear of all taxes and encumbrances, except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee, its heirs and assigns, against the claims and all persons who may lawfully claim the same or any part thereof.

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