



BOOK 1288 PAGE 487

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

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

WHEREAS, L. V. Bowen

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Travelers Rest

(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

Nine hundred ten and 80/100----- Dollars (\$ 910.80) due and payable

\$50.50 permonth beginning on the 8th day of September 1973 and
continuin of the 8th day of each successive month until paid

with interest thereon from date at the rate of eight 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

All those three certain lots of land in Bates Township, Greenville County, South Carolina, being known and designated as lots numbers 19 20 and 21 in Section :B of a subdivision known as Roosevelt Heights, a plat of which is recorede in Plat Boo S Page 203 The said lots of land are a portion of a 17.40 acre tract conveyed to W. R. Williams by Elmer L. Cooper by deed dated March 26, 1949, recorded in Deed Book 378, Page 2 241. The three lots face on Roosevelt Avenue, each having a frontage of 50, feet and each running back in parallel lines to a depth of 150 ft. and described by c;ourses and distances, the said lots begin on the Southern side of Roosevelt Ave. at corner of property now or formerly belonging to E. L. Cooper, and run thence along the Cooper Line S21-15 E. 150 feet to corner of lot number 10 in the Roosecelt Heights subdivision; thence along the joint line of lots numbers 20 and 21 10 S 66-15 W. 50 feet to j;int rear corners of lots numbers 20 and 21 thence along the rear line of lots numbers 9 and 8 S. 68-45W 100 feet to joint rear corners of lots numbers 18 and 19 thence along the joint line of lots 18 and 19 N. 21-15 W 150 feet to corner on the south side of roosevelt Avenue; thence along Roosevelt Ave. N. 68-45 E. 100 feet to jo;int front corners of lots numbers 20 and 21; thence continuing along the southern side of Roosevelt Ave. N. 66-15 E. 50 feet to the beginning corner.



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 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 without ever lawfully claiming the same or any part thereof.

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