

FILED
GREENVILLE CO. S. C.

BOOK 1291 PAGE 1

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 17 4 11 PM '73
DORRIS S. TANKERSLEY
R.H.C.

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

WHEREAS, Ola McCullough,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Company,
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 One Thousand Five Hundred and 00/100-----

----- Dollars (\$ 1,500.00) due and payable

with interest thereon from _____ date _____ at the rate of 7 / _____ per centum per annum, to be paid: _____ computed at an add-on interest basis

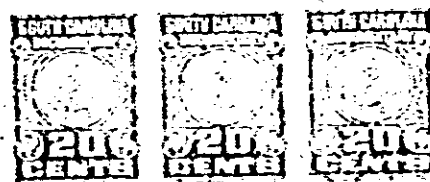
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 northeastern side of South Carolina Highway 294, being bounded on the northwest by lands of W. D. Cooper, on the northeast and southeast by lands of Garrison, and having the following metes and bounds, to-wit:

BEGINNING at a point in the center of South Carolina Highway 294, southwestern corner of the tract herein mortgaged at the corner of the lands now or formerly of W. D. Cooper and running thence along the lands of Cooper N. 14-15 E. 7.07 chains; thence along the lands now or formerly of Garrison S. 53-20 W. 8.96 chains; thence S. 44-30 E. 7.07 chains to a point on South Carolina Highway 294; thence along said Highway N. 48-30 W. 5.35 chains to the beginning corner.

Less, however, that tract conveyed in Deed Book 690-512 and the tract to be conveyed to Euskin Cooley, the deed to which is to be recorded this date.



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 heating 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 whomsoever lawfully claiming the same or any part thereof.