

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OCT 23 11 07 AM '73

MORTGAGE OF REAL ESTATE

DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Robert F. Bone and Joyce A. Bone,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Company,
Greenville, South Carolina,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the sum of Five Thousand and 00/100-----

-----Dollars (\$ 5,000.00) due and payable

with interest thereon from

date

at the rate of 7 ^{add-on} ~~8~~

per centum per annum, to be paid:

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 southwestern side of Seventh
Avenue, being shown and designated as Lots 59 & 60 on a subdivision known
as Conestee, Plat 3, which plat is recorded in the RMC Office for Green-
ville County in Plat Book Y at Page 121, and having the following metes
and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Seventh Avenue,
joint front corner of Lots 60 & 61 and running thence with the line of
said Lots N. 47-46 W. 184.3 feet to an iron pin, joint rear corner of
said Lots; thence with the rear line of Lots 60 & 59 N. 42-14 E. 120 feet
to an iron pin on the western side of Seventh Avenue; thence with said
Avenue S. 47-46 E. 135.6 feet and S. 19-46 W. 129.6 feet to an iron pin,
the point of BEGINNING.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-
taining, 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 whomsoever lawfully claiming the same or any part thereof.

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