

MAR 3 2 03 PM 1959

BOOK 777 PAGE 405

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: Earl V. Watkins

Greenville, S. C. , hereinafter called the Mortgagor, send(s) greetings: of

WHEREAS, the Mortgagor is well and truly indebted unto Aiken Loan & Security Company

organized and existing under the laws of South Carolina , a corporation
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which
are incorporated herein by reference, in the principal sum of Eleven Thousand Three Hundred
Dollars (\$ 11,300.00), with interest from date at the rate of five & one-fourth per centum
(5 $\frac{1}{4}$ %) per annum until paid, said principal and interest being payable at the office of
Aiken Loan & Security Company in Florence, South Carolina ,
or at such other place as the holder of the note may designate in writing, in monthly installments of
Sixty-seven and 80/100 - - - - - Dollars (\$ 67.80),
commencing on the first day of April , 19 59, and on the first day of each month there-
after until the principal and interest are fully paid, except that the final payment of principal and interest,
if not sooner paid, shall be due and payable on the first day of March , 19 84.

Now, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better
securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three
Dollars (\$3) 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, the following-described real estate situated in the County of Greenville ,
State of South Carolina:

All that lot of land in the county of Greenville, state of South
Carolina, on the south side of South Wingate Road, being known and
designated as Lot No. 76, Section 2, on plat of PECAN TERRACE recorded
in plat book EE page 108 of the RMC Office for Greenville County, S. C.,
said lot having a frontage of 80 feet on the south side of South
Wingate Road, a depth of 169.5 feet on the west side, a depth of 169.2
feet on the east side, and a rear width of 80 feet.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing or 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 and equipment now or hereafter
attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and
assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple
absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the