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MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Frank E. Estes

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Peoples National Bank, 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

Four Thousand and no/100----

DOLLARS (\$4,000.00)

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid:

Payable \$100.00 on principal each three months after date plus interest thereon from date at the rate of six (6%) per cent, per annum, to be computed and paid quarterly until paid in full.

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, in the City of Greenville on the Western side of Augusta Street, being known and designated as Lot No. 1 on a plat of the property of S. O. Skelton, recorded in Plat Book E at page 282, and a portion of an unnumbered lot to the rear thereof and having the following metes and bounds:

BEGINNING at the corner of Lot 2 on the Western side of Augusta Street, which point is 95 feet South from Sullivan Street; thence along the line of Lot 2, S. 81-35 W. 239.8 feet to a point in line of Lot 3; thence along the said lot, S. 0-23 W. 25.3 feet; thence N. 88-25 W. 75 feet to the corner of Lots 3 and 4; thence S. 0-23 W. 52 feet to Williams line; thence S. 88-47 E. 123.7 feet, more or less, to corner of Brown lot; thence N. 2-23 E. 34 feet; thence N. 83-51 E. 191 feet to August Street; thence along said street, N. 11-0 W. 58.5 feet to the Beginning.

Being the same property conveyed to the Mortgagor by deed recorded in Deed Book 278 at page 272.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging 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 any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.