

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Patricia A. Wilson,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Walter Wilson, Ruby Wilson and C. Otto White, Jr., Realtor, their Heirs, Successors and Assigns forever:

(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

Fourteen Hundred Ninety Three and 84/100----- Dollars (\$1,493.84) due and payable

\$12.00 on the 1st of each and every month, beginning November 1, 1962;
payments to be applied first to interest, balance to principal.
Balance due October 1, 1967,

with interest thereon from date at the rate of SIX per centum per annum, to be paid monthly,

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 that piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 117 of Chestnut Hills as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "GG", Page 35 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northern side of Sequoia Drive, which point is 119.6 feet West of Chipley Lane and running thence along Northern side of Sequoia Drive N. 74-12 W. 75 feet to a point, joint front corner of Lots Nos. 117 and 118; thence along the joint line of said lots, N. 18-29 E. 70.6 feet to a point in the center of a ten-foot utility easement, joint rear corner of Lots Nos. 117, 118, 111 and 112; thence along the center of said ten-foot utility easement S. 80-06 E. 75.3 feet to a point, joint rear corner of Lots Nos. 112, 114, 117 and 115; thence along the line of Lots Nos. 115 and 116 S. 18-21 W. 178.2 feet to the beginning corner.

The above described property is the same conveyed to us by Walter Wilson and Ruby Wilson by their deed of even date and recorded herewith.

This is a second mortgage

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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.