

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Vera S. Bridges

FILED
GREENVILLE CO. S. C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Albert Taylor

DEC 31 10 40 AM 1962

(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

Three Thousand Five Hundred and No/100 Dollars (\$3,500.00) due and payable

with interest thereon from date at the rate of 7% per centum per annum, to be paid: Monthly installments

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, ~~his heirs and assigns~~ his heirs 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, Gantt, Township, shown and designated as Lot No. 13 on a plat of property of Albert Taylor, prepared by Terry T. Dill, October 15, 1954, and recorded in the office of the R.M.C. for Greenville County in Plat Book HH, page 173, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Springbrook Drive at the joint front corner of Lots No. 12 and 13 and running thence along the line of said lots, N. 4-07 E. 200.6 feet to an iron pin at the joint rear corner of Lots 12, 13, 24, and 25; thence along the joint rear line of Lots 13 and 24, S. 83-43 W. 75 feet to an iron pin at the joint rear corner of Lots 13, 14, 23 and 24; thence along the joint line of Lots 13 and 14, S. 4-25 W. 185.6 feet to an iron pin at the joint front corner of Lots 13 and 14 on the northern side of Springbrook Drive; thence along the northern side of Springbrook Drive, S. 86-35 E. 75 feet to an iron pin, the point of beginning."

Together with all and singular rights, members, herditaments, 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.

*For satisfaction to this
Mortgage see O.C.M.
Book 1184 page 61*

SATISFIED AND CANCELLED OF RECORD
174
March 19 71
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:07 O'CLOCK P. M. NO. 21611