

MORTGAGE OF REAL ESTATE *Office of Price & Poss.* Attorneys at Law, Greenville, S. C.

MAR 29 12 15 PM 1963

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Paul P. Efstration,

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

WHEREAS, the Mortgagor is well and truly indebted unto Southern Bank and Trust Company (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

FIVE THOUSAND & NO/100 ----- DOLLARS (\$5000.00),

due and payable One Hundred Fifty-two & 11/100 (\$152.11) Dollars on May 1, 1963, and a like payment on the 1st. day of each succeeding month until thirty-six (36) payments have been paid, the monthly payments to be applied first to interest and then to principal,

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 Greenville, City of Greenville, on the North side of Whitsitt Street, being known and designated as Lot No. 3, Block 8 of subdivision known as Boyce Lawn as shown on plat thereof recorded in Plat Book A, at page 179, and being more fully described by metes and bounds, to wit:

BEGINNING at iron pin on the North side of Whitsitt Street at the joint corner of Lots 2 and 3 of Block 8, which point is 138 feet 4 inches East from northwest corner of the intersection of Whitsitt Street and Boyce Avenue, running thence along line of said lots N. 15 W. 126 feet 1 inch to iron pin on a 10 foot alley; thence along the line of said alley N. 76-45 E. 66 feet 8 inches to iron pin, joint rear corner of Lots Nos. 3 and 4; thence along the line of Lot No. 4, S. 15 E. 126 feet 1 inch to iron pin on the North side of Whitsitt Street; thence along the line of Whitsitt Street S. 76-45 W. 66 feet 1 inch to the beginning corner; being the same lot of land conveyed to the Mortgagor by the deed of Charles P. Efstration recorded in Deed Book 714, at Page 323.

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.

*Paid in full and satisfied this 4 day of April*

*Southern Bank and Trust Company*

*Greenville South Carolina*

*By: Wheeler M. Shackleton ✓*

*Geo. V. Wlenck ✓*

*witness - Lonna H. Coker*

*Betty W. Heggens*

SATISFIED AND CANCELLED OF RECORD

4 DAY OF April 1966

*Olivia Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:34 O'CLOCK A. M. NO. 28414