

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

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

FILED  
GREENVILLE CO. BOOK 953 PAGE 131

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

MAR 24 4 42 PM 1964

OLLIE FARNSWORTH  
P.M.C.

WHEREAS, I. W. Grady Neely--

(hereinafter referred to as Mortgagor) is well and truly indebted unto Peoples National Bank

(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

Twenty Five Hundred and no/100 - - - - - Dollars (\$ 2500.00 ) due and payable \$200.00 quarterly beginning three (3) months from date

with interest thereon from date at the rate of Six (6%) per centum per annum, to be paid quarterly.

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, being Lot No. 207 and a portion of Lot 206 on plat recorded in Plat Book A at Page 279 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Buncombe Road at the corners of Lots Nos. 207 & 208 and running thence approximately N. 66-30 W. 204 feet to joint rear corner of Lots 207, 208, 212 and 213; thence along rear line of Lots 213 & 214 72 feet; thence through Lot 206 in a line parallel with the dividing line of Lots 206 & 207 204 feet to a point on the west side of Buncombe Road; thence with Buncombe Road 72 feet to the point of beginning and being the same property conveyed to W. R. Neely by deeds recorded in Deed Book 3Q at Page 189 and Book 126 at Page 282.

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 see P. S. M. Book 1118 Page 152*

24 DAY OF Dec. 1968  
Ollie Farnsworth  
P.M.C.  
15 1969