

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

GREENVILLE CO. S. C.
JAN 24 3 53 PM 1966

BOOK 1020 PAGE 361

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, James Robert Saltz

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

Southern Bank and Trust Company
Piedmont, South Carolina

(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 six hundred forty-four and 24/100

Dollars (\$ 4,644.24) due and payable

in twelve monthly payments, eleven payments of \$75.00 each being due on the 18th day of each month, the first payment being due on February 18, 1966, and the balance of \$3,819.24 being due on January 18, 1967.

with interest thereon from date at the rate of six per centum per annum, to be paid: in advance

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 Greenville Township, on the Eastern side of Wilburn Avenue (formerly Maple Avenue) near the City of Greenville, being shown as Lot No. 42, on plat of West View Heights, revised by Dalton & Neves in June 1941, recorded in Plat Book M, at page 11 and described as follows:

BEGINNING at a stake on the Eastern side of Wilburn Avenue, at corner of Lot. No. 14 and running thence with the line of Lot No. 41, North 85-56 East 144.1 feet to a stake /; thence South 2-41 East 50 feet to a stake at corner of Lot No. 43; thence with the line of Lot No. 43, South 85-56 West 142 feet to a stake on Wilburn Avenue; thence with the Eastern side of Wilburn Avenue, North 2-41 West 50 feet to 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.

PAID IN FULL & SATISFIED, this 6 day of February 1968.

Southern Bank and Trust Company
Piedmont Greenville, South Carolina

By Charles T. Kimbo V. Pres.

Witness Margaret H. Buckharter

SATISFIED AND CANCELLED OF RECORD

20 DAY OF February 19 1968

Olle Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 9:30 O'CLOCK A. M. NO. 21920