

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

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OLLIE L. WORTH
R.M.E.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: THE CRANE-WHATLEY PARTNERSHIP

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

WHEREAS, the Mortgagor is well and truly indebted unto THE PEOPLES NATIONAL BANK OF GREENVILLE, GREENVILLE, 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 -----

Twenty-four Thousand and no/100----- DOLLARS (\$ 24,000.00--), with interest thereon from date at the rate of 6 1/4 per centum per annum, said principal and interest to be repaid:

in monthly installments of \$237.33, beginning August 1, 1967, and running for a period of 12 years. Said payments to be applied first to the payment of interest and the remainder applied to principal.

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 Gantt Township, shown and delineated on a plat of the property of Will Pepper recorded in Plat Book LL at page 197, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the southwestern side of a 12foot alley, and running thence S. 34-30 W. 214.8 feet to an iron pin; thence N. 56-03 W. 103.5 feet to an iron pin; the joint corner of Lots 10, 9 and the property hereby conveyed; thence N. 34-27 E. 219.4 feet to an iron pin on the southwestern side of said alley; thence S. 53-30 E. 104 feet along the southwestern side of said alley to an iron pin, the point of beginning.

ALSO:
An easement for ingress and egress over an access road approximately 12 feet in width being more fully described according to plat recorded in Plat Book LL at page 197, and being the same easement conveyed to the mortgagors by deed to be recorded herewith.

Being the same property conveyed to the mortgagor by deed to be recorded herewith.

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.