

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLEFILED  
GREENVILLE CO., S. C.

## MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JUL 11 2 34 PM 1967

WHEREAS, I, M. W. WELBORN

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK &amp; 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 One Thousand Nine Hundred Fifty Six and 96/100 Dollars (\$1,956.96) due and payable

as stated therein.

after maturity  
with interest thereon ~~XXXXXX~~ 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, on the northern side of Avon Drive, being shown and designated as Lot No. 115 on a plat of Avon Park recorded in the RMC Office for Greenville County in Plat Book "KK", at Page 71 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Avon Drive, joint front corner of Lots Nos. 114 and 115 and running thence along the northern side of said Drive S. 56-51 W. 78 feet to a point; thence continuing along said Avon Drive S. 69-51 W. 62 feet to an iron pin, joint front corner of Lots Nos. 116 and 115; thence along the common line of said lots N. 20-09 W. 178 feet to an iron pin in the line of Lot 105; thence along the line of Lot No. 105 N. 84-33 E. 36.2 feet to an iron pin; thence along the common line of Lots Nos. 114 and 115 S. 52-07 E. 198 feet to the point of beginning.

Together with all and singular rights, members, hereditaments, 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 &amp; SATISFIED, this 26 day of June 1970

Southern Bank and Trust Company  
Greenville, South CarolinaBy John F. Day Installment Loan Dept.Witness Linda A. WilliamsEraine HoldenSATISFIED AND CANCELLED OF RECORD  
1 DAY OF July 19 70  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 12:06 O'CLOCK P. M. NO. 16