

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville



MORTGAGE OF REAL ESTATE

BOOK 1071 PAGE 649

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, John L. Pendarvis

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville

(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 Seventeen Hundred Forty Seven and 7/100 --

Dollars (\$ 1747.79 ) due and payable

\$ \$50.00 on September 1, 1967 and \$100.00 on each succeeding month thereafter until paid in full with interest being figured first and the balance to apply on principal.

with interest thereon from date at the rate of 7 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, being known and designated as lots 3 and 16 in accordance with plat of Lewis C. Godsey, dated February 21, 1959, recorded in the R.M.C. Office for Greenville County in Plat Book 00 at page 416, and being fully described in accordance with said plat, to-wit:

BEGINNING at an iron pin on the southwestern side of Bryson Road, joint front corner with Lot 4 and running thence S. 28-28 W. 150 feet to iron pin; thence S. 28-28 W. 153 feet to an iron pin on the edge of new cut street; thence along new cut street N. 62-0 W. 80 feet to an iron pin; thence N. 28-28 E. 158.6 feet to an iron pin; thence continuing in a northeast direction 150 feet to an iron pin on the edge of Bryson Drive; thence along Bryson Drive S. 28-27 E. 80 feet to an iron pin, being the point of beginning.

This is the same property conveyed to Mortgagor by deed of Mary M. Leake, recorded in the R.M.C. Office for Greenville County in Deed Book 726, at page 24.

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 and Satisfied to the order of  
the \_\_\_\_\_ day of \_\_\_\_\_ 1967  
THE PEOPLE'S NATIONAL BANK  
Greenville, South Carolina

SATISFIED AND PAID TO THE ORDER OF  
THE PEOPLE'S NATIONAL BANK  
BY \_\_\_\_\_