

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 16 9 11 AM 1968

MORTGAGE OF REAL ESTATE

OLLIC... TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Otis C. Bagwell and Betty Jo Bagwell,
(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 Ten Thousand Five Hundred = = = = = Dollars (\$ 10,500.00) due and payable

in monthly installments of Ninety-Two Dollars and Ninety-Three (\$92.93) Cents, each, commencing on the 16th day of May, 1968, and on the 16th day of each and every month thereafter until paid in full, with the right to anticipate payments in whole or in part, without penalty,

with interest thereon from date at the rate of 6 3/4 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, Butler Township, in the Rocky Creek Baptist Church Community, being a part of the 40.5 acre tract conveyed to Curtis R. Bagwell, during the year 1942, and being bounded on the north by a private road by the name of Shady Brook Lane, and other lands of Curtis R. Bagwell, on the east and west by other lands of Curtis R. Bagwell and on the south by lands of J.B. Cox Estate, and more particularly described on a recent survey of property of Otis C. and Betty Jo Bagwell, made by H.S. Brockman, Registered Surveyor, dated March 6th, 1968, which Plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book XXX, at page 89, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING on a stake in the center of the said private road at a point N. 73-45 W. 292 feet from the northwest corner of the Robert R. Burdette plot, and runs thence with the center of the said private road, N. 62-09 W. 210 feet to a stake in the center of the said road; thence S. 57-51 W. 25 feet to an iron pin on the bank of the road; thence continuing with the same course for a total distance of 284 feet to an iron pin on the northern bank of a spring branch and on the J.B. Cox Estate line; thence with the said line, S. 46-45 E. 285 feet to an old iron pin, joint corner of the said Cox Estate lands; thence with another common line of the Cox Estate property, S. 82-45 E. 145 feet to an iron pin on the said line, and joint corner of other property of Curtis R. Bagwell; thence N. 15-30 E. 276 feet to the beginning corner (iron pin back on line at 25 feet), containing Two and Twelve One-Hundredths (2.12) acres, more or less.

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 in Full this
the 31 day of Aug. 1970
THE PEOPLES NATIONAL BANK
Greenville, South Carolina
Alfred S. Lupo Pres.
Witness Janet P. Copeland Cashier
Bob R. Graydon

SATISFIED AND CANCELLED OF RECORD
4 DAY OF Sept 1970
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:31 O'CLOCK A. M. NO. 5520