

GREENVILLE, S.C.

JUN 11 11 16 AM 1968

BOOK 1094 PAGE 643

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLIE FARNSWORTH
R.M.C. MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Jackie L. Jones

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

The Peoples National Bank of 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

Five Thousand and No/100----- Dollars (\$5,000.00) due and payable
in equal monthly installments of \$58.06 per month each month for
ten (10) years, payments to be first applied to interest and then
to principal, first payment to be due the 1st day of July, 1968,

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, City of Greenville, on the Southwest side of Gallivan Street (formerly known as Boxwood Road) and on the Southeast side of Parkwood Drive, being known and designated as Lot No. 7 on plat of Northwood Subdivision made by Delton and Neves, Engineers, June 1939, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book J, Pages 102 and 103, and having, according to said plat and a more recent survey made by R. W. Dalton, Surveyor, November 14, 1956, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southwest side of Gallivan Street at the joint front corner of Lots 6 and 7, and running thence with the line of Lot 6, S. 19-30 W. 198.5 feet; thence N. 80+16 W. 71.2 feet to an iron pin on the Southeast side of Parkwood Drive; thence with the Southeast side of Parkwood Drive, N. 19-30 E. 208.8 feet to an iron pin on the Southwest side of Gallivan Street; thence with the Southwest side of Gallivan Street, S. 71-32 E. 70 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.