

OCT 21 4 39 PM 1969

MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARMWORTH
R.M.C.

BOOK 1106 PAGE 527

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, **Raymond D. Shepherd**

(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

One Hundred Twenty-Five and No/100 Dollars (\$125.00) quarterly, beginning on April 1, 1969, with interest due and payable quarterly from November 1, 1968,

with interest thereon from **date** at the rate of **per centum per annum, to be paid: quarterly**

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

All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 452, Section D, of Gower Estates, and having according to a survey made by R. K. Campbell, recorded in the R.M.C. Office for Greenville County, in Plat Book RR, at Pages 192 and 193, the following metes and bounds, to-wit:

Beginning at an iron pin on the eastern side of Wembley Road at the joint front corner of Lots Nos. 451 and 452 and running thence with the joint line of said lots N. 75-00 E. 173.7 feet to an iron pin; thence N. 30-13 W. 97.9 feet to an iron pin on Pimlico Road at the joint front corners of Lots Nos. 448 and 452; thence with Pimlico Road N. 87-25 W. 160 feet to an iron pin at the intersection of Pimlico Road and Wembley Road; thence S. 34-17 W. 26.3 feet to an iron pin; thence with Wembley Road S. 24-00 E. 33.4 feet to an iron pin; thence continuing with said road S. 26-47 E. 85 feet to an iron pin, 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 all of 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 30 day of June 1970

THE PEOPLES NATIONAL BANK
Greenville, South Carolina

Marshall C. Pickens Pres.
Cashier

Witness Wanda M. Wagner
Janet P. Copeland

RECORDED AND CANCELLED OF RECORD
DAY OF Aug 1970

OLLIE FARMWORTH
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:31 O'CLOCK A. M. NO. 2291