

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 18 11 42 AM '69 MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH ALL WHOM THESE PRESENTS MAY CONCERN  
R. M. C.

WHEREAS, We, Thomas L. Wade and Donna P. Wade

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. S. Mattox and Nettie H. Mattox

(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 One Hundred and No/100-----

Dollars (\$1,100.00 ) due and payable

in monthly installments of Twenty and No/100 (\$20.00) Dollars, commencing on or before the 18th day of August, 1969, and a like amount to be paid on or before the 18th day of each month thereafter for twenty-four (24) months, with balance due and payable on or before the 18th day of August, 1971, all payments to be applied first to interest and then to principal with interest thereon from date at the rate of Seven 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 on the northwest corner of the intersection of Bessie Avenue and the J. Waymon Smith Road, near Pleasant Grove Baptist Church, about one mile southward from the City of Greer, Chick Springs Township, Greenville County, and being a portion of Lot 50 of Woodland Heights, property of I. M. Wood Estate, according to survey and plat by H. S. Brockman, R.L.S., dated October 28, 1955, recorded in the RMC Office for Greenville County in Plat Book GG, at Page 151, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the northwestern side of Bessie Avenue 147.5 feet west of the northwestern corner of the intersection of Bessie Avenue and the J. Waymon Smith Road, and running thence along said Bessie Avenue S. 45-18 W. 100 feet to a point; thence along line of Lot 53 N. 39-15 W. 85 feet to a point; thence along the line of Lot 53 N. 45-18 E. 100 feet to a point; thence in a new line through Lot 50 S. 39-15 E. 100 feet to a point on the northwestern side of Bessie Avenue, 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.