

FILED  
GREENVILLE CO. S. C.

BOOK 1155 PAGE 169

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MAY 14 3 21 PM '70

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WALTER B. MEADERS AND DORIS KING MEADERS

(hereinafter referred to as Mortgagor) is well and truly indebted unto THE PEOPLES NATIONAL BANK,  
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 Fifteen Thousand and No/100

-----Dollars (\$ 15,000.00 ) due and payable

\$300.00 per month commencing June 15, 1970, and \$300.00 on the 15th day of each and every month thereafter until paid in full:

with interest thereon from date at the rate of Eight (8) per centum per annum, to be paid: annually

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, in Gantt Township, being known and designated as Lot No. 1 according to plat of Grove Hills, recorded in the RMC Office for Greenville County, S. C. and being described as follows:

BEGINNING at an iron pin on the Grove Road; and running thence S. 79-15 E. 272.4 feet to an iron pin, rear corner of Lot 22; running thence along the rear line of Lots 22 and 23, S. 48-00 W. 105.2 feet; thence along the joint line of Lots 1 and 2, N. 71-15 W. 252.5 feet to an iron pin on Grove Road; running thence N. 24-53 E. 65 feet to the beginning corner.

ALSO: ALL that piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, being known and designated as Lot No. 2 in Subdivision known as Grove Hills as shown on plat made by Pickell and Pickell in April, 1946, recorded in the RMC Office for Greenville County, S.C. in Plat Book "P", at page 37, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Grove Road, at joint front corners of Lots 1 and 2 and running thence along joint line of Lots 1 and 2, S. 71-15 E. 252.5 feet to an iron pin; running thence S. 48-00 W. 93 feet to an iron pin, joint rear corner of Lots 2 and 3; running thence along the line of Lots 2 and 3, N. 65-07 W. 240 feet to an iron pin on Grove Road; running thence along Grove Road N. 24-53 E. 65 feet to the beginning corner and being all of Lot No. 2 as shown on above mentioned plat.

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.