

MORTGAGE OF REAL ESTATE—Office of P. MORRAH, JR., Attorney at Law, Greenville, S. C.  
 STATE OF SOUTH CAROLINA }  
 COUNTY OF GREENVILLE }  
 BOOK 1176 PAGE 195  
 GREENVILLE CO. S. C. R. M. C.  
 DEC 21 12 26 PM '70  
 TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, I, NANCY F. STIPP

(hereinafter referred to as Mortgagor) is well and truly indebted unto THE SOUTHERN BANK AND TRUST COMPANY

(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/100ths

Dollars (\$ 5,000.00 ) due and payable in equal monthly installments of \$100.00 each, on the first day of each and every month hereafter, with the entire remaining balance due one year from date. Payments applied first to interest balance to principal,

with interest thereon from date at the rate of eight 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, on the Northwest side of Tenamont Circle, being shown as Lot No. 13, Section 2 on Plat of Terra Pines Estates, made by Piedmont Engineering Service, December 1958, revised through March 1966, and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book PPP at pages 18 and 19 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Tenamont Circle at the joint front corner of Lots Nos. 12 and 13, and running thence along the line of Lot No. 12, N. 49-41 W. 212.1 feet to an iron pin; thence N. 52-22 E. 230 feet to an iron pin; thence along the line of Lot No. 14, S. 41-11 E. 208.5 feet to an iron pin on the Northwest side of Tenamont Circle; thence along Tenamont Circle, S. 54-15 W. 100 feet to an iron pin; thence with the curve of Tenamont Circle (the chord being S. 50-40 W. 100 feet) to the beginning corner.

Subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, affecting the above described property and subject to those restrictions recorded in Deed Book 648 at page 166 and Deed Book 781 at page 609.

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 IN FULL & SATISFIED, this 15 day of April 1971

Southern Bank and Trust Company  
 Greenville, South Carolina

*Bonnie H. Coker* asst. cashier

By *Wheeler M. Thackston* J. Pres.

Witness *Meta G. Stovall*  
*Nancy F. Stipp*

SATISFIED AND CANCELLED OF RECORD  
 8 DAY OF June 1971  
*Ollie Farnsworth*  
 R. M. C. FOR GREENVILLE COUNTY, S. C.  
 AT 2:58 O'CLOCK P. M. NO. 29726