

BOOK 1185 PAGE 671
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

APR 7 1 42 PM '71

OLLIE FARNSWORTH
R. M. C.

BOOK 1185 PAGE 671

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Glenda N. Bridges

(hereinafter referred to as Mortgagor) is well and truly indebted unto 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 Nine Thousand Six Hundred Eighty-Six and 40/100

Dollars (\$9,686.40) due and payable to be repaid in sixty (60) equal monthly installments of One Hundred Sixty One and 41/100 (\$161.41) Dollars with first payment due and payable May 10, 1971, and on a like date of each month thereafter until paid in full.

DISCOUNT BEFORE AND INTEREST AFTER MATURITY AT THE RATE OF 5 3/4 PER CENT PER ANNUM

~~at the rate of 5 3/4 per centum per annum, to be paid~~
at the rate of 5 3/4 per centum per annum, to be paid

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, according to a plat of property of Walter Y. Black prepared by Webb Surveying and Mapping Company on March, 1971, and according to said plat having the following metes and bounds, to-wit:

BEGINNING on the Northern center of Log Ford Shoals Road joint front corner of lands of Coster and Walter Y. Black, thence with joint property line of Coster and Black N. 9-30 E. 855 feet to an iron pin; thence N. 63-00 W. 646.5 with the joint line of Charles Spence and Walter Black to an iron pin in stump; thence S. 0-12 W. 589.7 feet to an iron pin in small black gums; thence S. 9-47 W. 817.7 feet to center of Log Ford Shoals; thence with center of said road N. 62-24 E. 305.3 to a bend in said road; thence N. 70-19 E. 322.5 feet to the beginning corner containing 13.81 acres more or less.

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.