

GREENVILLE, S. C.

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BOOK 1207 PAGE 284

MORTGAGE OF REAL ESTATE—OFFICE OF CLERK OF SUPERIOR COURT, GREENVILLE, S. C.
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Joe E. Hawkins and ^{Joseph} Harold McCombs

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto 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

Seventy Thousand and no/100-----DOLLARS (\$ 70,000.00), with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: \$668.97 per month beginning on January 20, 1972 and a like payment of \$668.97 on the 20th day of each month thereafter until paid in full

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, shown as a portion of lots 5 and 6 on a plat entitled "property of James B. Williams" recorded in Plat Book KK at Page 115 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds:

BEGINNING at an iron pin at the northwestern corner of the intersection of Farr's Bridge Road and Wilcun Drive and running thence with the northern side of Farr's Bridge Road N. 51-15 W. 100 feet to an iron pin; thence with the northern side of Farr's Bridge Road N. 53-00 W. 112.6 feet to an iron pin; thence N. 36-50 E. 140 feet to an iron pin; thence a new line through lots 5 and 6 S. 50-59 E. 247.4 feet to an iron pin on the western side of Wilcun Drive; thence with the western side of Wilcun Drive S. 51-30 W. 140 feet to beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.