

GREENVILLE CO. S. C.

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BOOK 1213 PAGE 445

MORTGAGE OF REAL ESTATE—Office of Love, Patton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

NANCY T. DANIEL (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto North Carolina National Bank, Tryon, North 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

Seven Thousand-----DOLLARS (\$ 7000.00).
with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid: \$141.94 per month, including principal and interest, the first payment of \$141.94 being due Dec. 1, 1971 and a like payment due on the first day of each month thereafter until paid in full, payments to be applied first to interest and then to principal. The maturity date shall be five years from date.

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 eastern side of East Lake Shore Drive, shown and designated as Lot 625 on a plat of Lake Lanier Subdivision recorded in Plat Book H at Page 3, in the RMC Office for Greenville County, and having according to a survey by H.B. Frankenfield, dated May 3, 1969, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of East Lake Shore Drive at the joint front corner of Lots 625 and 626 and running thence with the line of Lot 626, N. 88-41 E. 99 feet to a pin at the corner of Lot 672; thence with the line of Lot 672, N. 5-45 W. 82.2 feet to an iron pin on a 30 foot unopened street; thence S. 88-40 W. 58 feet to a pin; thence S. 89-52 W. 50 feet to a pin; thence S. 50-12 W. 14 feet to a pin; thence S. 0-40 W. 14 feet to a pin on East Lake Shore Drive; thence with the eastern side of said drive, S. 35-18 E. 33 feet to a pin; thence S. 15-36 E. 33.8 feet to a pin at the point of beginning.

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.