

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 1217 PAGE 109

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, S. D. Lollis and Virginia K. Lollis, of Greenville County, send greetings

WHEREAS, We, S. D. Lollis and Virginia K. Lollis

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Co., Williamston, S. C.

(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 hundred, three and 56/100 ----- Dollars (\$903.56) due and payable

with interest thereon from date at the rate of 7 per centum per annum, to be paid: monthly at the rate of \$50.00 per month beginning January 15, 1972 with a final payment of \$53.56
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, Dunklin Township, known and designated as Lot A of the property surveyed for S. D. Lollis and Virginia K. Lollis according to a plat made by F. E. Ragsdale, Surveyor on October 11, 1971, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Chapman Road, joint front corner of the property of Alfred S. Hill, Jr. and Jerry F. Heatherly; thence with the center of said road, S. 61-01 W. 78.1 feet to a nail and cap; thence S. 32-24 E., 196 feet to an iron pin; thence N. 44-54 E., 195.3 feet to an iron pin which is the joint corner of property owned by Jerry F. Heatherly and now or formerly owned by Alfred S. Hill, Jr.; thence with the common line of Alfred S. Hill, Jr., N. 58-45 W. 174.4 feet to the beginning corner, and containing 0.488 Acres, more or less.

This being the same property conveyed to us by Jerry Franklin Heatherly by deed dated November 8, 1971 and recorded in the R. M. C. office for Greenville County in Book 929, page 367.

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.