

MORTGAGE OF GREENVILLE COUNTY, SOUTH CAROLINA, BY RILEY AND RILEY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE

RECORDED  
 AUG 16 3 05 PM  
 ELIZABETH RIDDLE  
 R.M.C.

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: LILY A. OWEN

(hereinafter referred to as Mortgagor) is well and truly indebted unto THE PEOPLES NATIONAL BANK  
 SIMPSONVILLE, 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 -----  
 FOUR THOUSAND FIFTY AND NO/100THS ----- Dollars (\$ 4,050.00 ) due and payable

\$67.50 on or before September 15, 1972, and \$67.50 on or before the first day of each successive month thereafter, payments first applied to interest and the balance to principal until paid in full.

with interest thereon from date at the rate of 5½ 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, on the south side of a County road in Dunklin Township and having according to a survey made by Jones & Sutherland, Engineers, June 13, 1960, the following metes and bounds, to-wit:

BEGINNING at a point in the center of said County road, said point being located 575.00 feet in an easterly direction from the corner of property now or formerly of Hopkins and running thence along the line of other property of the grantor S. 28-36 W. 850 feet to an iron pin; thence S. 57-39 E. 529.2 feet to an iron pin; thence N. 15-26 E. 990.8 feet to a point in center of said County road; thence along the center of said county road N. 75-38 W. 200 feet to a point in the said County road; thence still with the center of said road N. 77-29 W. 112 feet to the beginning corner, and containing eight (8) acres, more or less.

This being the same property which was conveyed to Ray W. Owen and Lily A. Owen by deed recorded in Deed Volume 717 at page 139 in the RMC Office for Greenville County. Ray W. Owen is now deceased and his one-half interest was devised unto his widow, Lily A. Owen, same as Lillie A. Owen, the mortgagor herein. See Estate file Apartment 1066, File 21, in the Probate Court for Greenville County, South Carolina.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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.