

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

BOOK 1248 PAGE 99

MORTGAGE OF REAL ESTATE

ELIZABETH MIDDLE
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Roy A. Scott and Alice G. Scott,

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. Floyd Williams

(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 and Five Hundred and 00/100

Dollars (\$ 7,500.00) due and payable

on January 2, 1973, without interest, or no later than April 1, 1973,

January 2, 1973

with interest thereon from ~~the~~ at the rate of eight per centum per annum, to be paid: annually

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 western side of Kenilworth Drive, being shown and designated as Lot No. 2 on a plat of Section 4, Wellington Green, made by Piedmont Engineers and Architects, October 2, 1968, recorded in the R.M.C. Office for Greenville County in Plat Book "WWW", page 36, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the western side of Kenilworth Drive, joint front corner of Lots Nos. 1 and 2 and running thence along the common line of said lots N. 60-42 W. 184 feet to a point in Brushy Creek; thence S. 47-06 W. 76 feet to a point; thence S. 74-47 W. 50 feet to a point, joint rear corner of Lots Nos. 2 and 3; thence along the joint line of said lots S. 57-42 E. 236.65 feet to a point on the western side of Kenilworth Drive; thence along Kenilworth Drive N. 32-30 E. 120 feet to the point of beginning."

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.