

MORTGAGE OF REAL ESTATE  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

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MORTGAGE OF REAL ESTATE

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WHEREAS WE, SAMUEL B. ROBISON AND SAMUEL B. BRIDGES

(hereinafter referred to as Mortgagor) is well and truly indebted unto MILDRED A. GREER,

(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

FORTY-SEVEN THOUSAND FIVE HUNDRED----- Dollars (\$ 47,500.00) due and payable

at the rate of \$500.00 per month, with the first payment due 30 days from date, and each month thereafter until principal and interest are paid in full

with interest thereon from date at the rate of 7 1/2 per centum per annum, to be paid: monthly

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, Chick Springs Township, and having the following metes and bounds:

BEGINNING at a stake on the west side of the Brannon corner of lot No. 2 and running thence with said road N. 12 E. 3.00 chains to an iron pin, corner of lot No. 4; thence along line of lot No. 4, S. 67 3/4 W. 7.50 chains to an iron pin on line of lot No. 1; thence S. 27 E. 3.06 chains to an iron pin; thence N. 67 3/4 E. 5.63 chains to the beginning corner, and containing 1.62 acres, more or less, and known and designated as lot No. 3 on plat of the I. B. Brannon land.

ALSO, That other lot of land in Chick Springs Township, Greenville County, South Carolina, beginning at a stake at the intersection of the new road and National Highway on the north side of said Highway and running thence N. 8 W. 3.16 chains to stake; thence S. 67 3/4 W. 5.63 chains to a stake; thence S. 27 E. 3.07 chains to an iron pin on the National Highway; thence with said Highway N. 67 3/4 E. 4.43 chains to the beginning corner, containing 1.54 acres, more or less, and being lot No. 2 on plat of the I. B. Brannon land.

There shall be no right of prepayment under this mortgage or the note which it secures until the end of five (5) years from the date of this mortgage. After five years from the date of this mortgage, the unpaid balance on this mortgage and the note which it secures, and any interest thereon, may be paid in full at any time during the remaining term of the note and mortgage without penalty.

This is a purchase money mortgage.

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.