

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Nov 10 3 51 PM '72
ELIZABETH RIDDLE
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN,

WHEREAS, ANNA T. WRIGHT

(hereinafter referred to as Mortgagor) is well and truly indebted unto

JAMES BOYD and ALICE BOYD

(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

ONE THOUSAND THREE HUNDRED AND NO/100----- Dollars (\$1,300.00) due and payable as follows: First payment in the amount of Four Hundred Thirty-Three and no/100 (\$433.00) Dollars, on or before June 1, 1974; second payment in the amount of Four Hundred Thirty-Three and no/100 (\$433.00) Dollars, on or before June 1, 1975, and third and final payment in the amount of Four Hundred Thirty-Four and no/100 (\$434.00) Dollars, on or before June 1, 1976, all interest having been paid in advance.

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:

NOV. 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, in Austin Township, shown on plat of "Anner Right", made by C. F. Webb, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4W, at page 27, and having metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of Frank Daniel Thomason, which iron pin is situate 450 feet Northeast of Lot Number 21, Rebecca Acres, and running thence along Frank Daniel Thomason, N. 72-30 W., 400 feet to an iron pin at the corner of John William Thomason; thence, N. 17-30 E., 450 feet to an iron pin; thence, S. 72-30 E., 350 feet to an iron pin; thence S. 17-30 E., 290 feet to an iron pin; thence, S. 46-56 W., 250 feet to the point of beginning.

This being a portion of Lot Number 24, Block 1, Sheet 554.1, on County Block Book.

This being the same property conveyed by Roy Thomason; recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 958, at page 562.

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 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.