

MORTGAGE OF REAL ESTATE—Office of I. BRADLEY MORRAH, JR., Attorney at Law, Greenville, S. C.

BOOK 1272 PAGE 455

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
MORTGAGE OF REAL ESTATE

REPLICATION NO. 222
COMPLIED WITH
WALKER

APR 13 2 19 PM '73
TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOONIE S. TANKERSLEY
R.H.C.

WHEREAS, We, KENNETH E. WALKER & RUBY L. WALKER

(hereinafter referred to as Mortgagor) is well and truly indebted unto the FIRST PIEDMONT BANK & TRUST COMPANY

(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 HUNDRED
FIVE THOUSAND & NO/100 + + + + + Dollars (\$ 5,700.00) due and payable
in equal monthly installments of \$237.50 each, commencing May 13, 1973, with the final such
payment due March 13, 1975; with payments applied first to interest, balance to principal,

with interest thereon from date at the rate of SEVEN 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, and being on the south side of Brushy Creek Road (formerly Ike's Road) and being shown as all of Lot No. 3 on plat of Property of Clyde Dill, which plat is recorded in the RMC Office, Greenville County, S.C. in Plat Book CC, at Page 168, said lot fronting on the South side of said Road a distance of 75-feet, being 83.6-feet across the rear, and having a depth on the West side of 181-feet, and a depth on the East side of 187-feet.

This is a second mortgage, junior in lien to that certain mortgage executed by the Mortgagors in favor of Neal J. Hardy, as Federal Housing Commissioner, dated Jan. 7, 1963, recorded in said RMC Office in Mortgage Book 912, page 281

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.