

FILED
GREENVILLE CO. S. C.

BOOK 1278 PAGE 195

MORTGAGE OF REAL ESTATE ^{Office of} ~~Cherós~~ and Patterson, Attorneys at Law, Greenville, S. C.

JORGE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: SOPHIE B. STYLES

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto BANK OF TRAVELERS REST

(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 and No/100 ----- DOLLARS (\$ 4,000.00),

with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid:

within one year from date, with interest thereon from date at the rate of eight percent per annum, to be computed and paid semi-annually in advance until paid in full.

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, in Bates Township, being a portion of the John H. Childs Property and being shown on a plat entitled Nellie Buchanan, made by Jones Engineering Service, dated February 22, 1967 and having the following metes and bounds, to-wit: :

BEGINNING at an iron pin in the center of Duncan Road, at the corner of Property of Marvin H. and Ethel T. Childs (a plat of which is recorded in the RMC Office for Greenville County in Plat Book GGG at Page 468) and running thence along said property, N 75-45 W 538 feet to a point in what is known as Hellams Branch, the middle fork of the Enoree River; thence with said river the following courses and distance, to-wit: S 53-30 E 150.6 feet; S 18-30 E 60 feet; S 33-15 E 200 feet; S 24-45 E 140.6 feet; S 51-20 E 157.6 feet; S 70-30 E 152 feet to a point in the center of Duncan Road; thence along the road the following courses and distances, to-wit: N 19-03 W 200 feet; N 6-53 W 100 feet; N 6-07 E 179 feet; and being the same property conveyed to me by Nellie W. Buchanan by deed recorded in Deed Book 962 at Page 549 in the RMC Office for Greenville County.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.