

JUN 4 4 02 PM '73

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MORTGAGE OF REAL ESTATE  
RECORDED  
COMPLETED  
Del

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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Bobby J. Welborn and William D. Welborn  
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Janie B. Roberson as Executrix and Janie B. Roberson and the South Carolina National Bank as Co-Trustees of the Estate of Virgil O. Roberson, Jr. (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

Three Thousand and No/100 ----- DOLLARS (\$ 3,000.00 ),

with interest thereon from date at the rate of 7½ per centum per annum, said principal and interest to be repaid:

in equal monthly installments of \$60.12 each, the first payment being due June 1, 1973 and a like payment of \$60.12 due the first day of each month thereafter 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, being a portion of the Virgil O. Roberson, Jr. Estate and being more particularly shown on a plat prepared by Charles F. Webb, RLS, dated April 21, 1973, entitled Property of Virgil O. Roberson, Jr. and according to said plat having the following metes and bounds, to-wit:

BEGINNING at a point in the center of McKittrick Road at the intersection of McKittrick Road and River Road and the joint corner of property to be conveyed to Rodgers and running thence with said road the following: S 42-43 W 432.6 feet; thence S 48-18 W 299.8 feet to a point; thence, S 65-36 W 280.4 feet to a point; thence turning and running, N 4-25 E 772 feet to an old iron pin at the joint corner of this property and property to be conveyed to Rodgers; thence running along the common line of this property and property to be conveyed to Rodgers, S 79-06 E 726.3 feet to the point of beginning.

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.