

GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE prepared by RILEY, Attorneys at Law, Greenville, S. C. BOOK 1286 PAGE 663

STATE OF SOUTH CAROLINA DOUGHE S. TANKERSLEY
COUNTY OF GREENVILLE R.M.C.

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

WHEREAS, R. EDDY VAUGHN and ALMEDA F. VAUGHN

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

PEOPLES NATIONAL BANK, Simpsonville, South Carolina

(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 -----

-----TEN THOUSAND FIVE HUNDRED AND NO/100 ----- Dollars (\$ 10,500.00) due and payable
in monthly installments of \$127.40, for a period of ten years, beginning September 1, 1973

with interest thereon from date at the rate of eight (8%) per centum per annum, to be paid: monthly

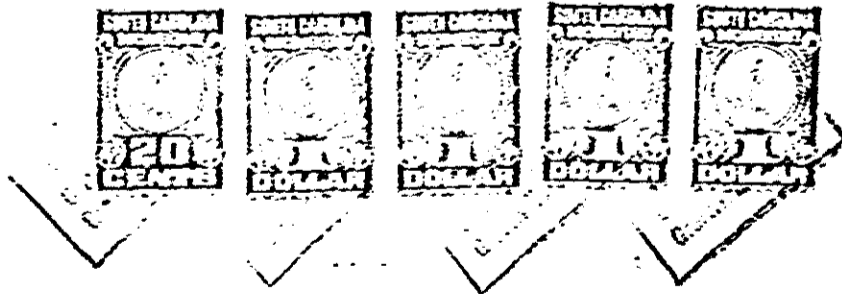
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, being a portion of Lot 57, which lot is shown on a plat of Woodside Mill, Simpsonville, recorded in the RMC Office for Greenville County in Plat Book 66 at page 5 and having the following boundaries: Said lot fronts on Beattie Street (also known as A Street) for a distance of 80 feet. It is bounded on the west by Lot 56; on the east by Lot 58; on the south by a 40 foot portion of the original Lot 57 conveyed by the Grantor to Evelyn C. Cooley.

ALSO: All that certain piece, parcel or lot of land with the improvements thereon situate, lying and being in the Woodside Mills Village, more particularly described as Lot #100 as shown on the plat entitled "A Subdivision of Woodside Mills, Simpsonville, S.C." made by Piedmont Engineering Service of Greenville, S.C., February 1953, and recorded in the office of the RMC Office for Greenville County in Plat Book 66 at page 5. According to said plat the within described lot is also known as #27, Second Street and fronts thereon 79 feet.

ALSO: All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, in the Town of Simpsonville, and having the following metes and bounds, to-wit: BEGINNING at an iron pin on the northerly side of Cox Street and running thence N. 12-14E. 201 feet to a point in center of branch in line of property of Woodside Mills; thence with the center line of said branch the chord of which is S. 65-14 E., 64.7 feet to an iron pin; thence S. 7-23 W., 195 feet to an iron pin on the northerly side of Cox Street; thence with the northerly side of Cox Street, N. 73 W., 80 feet to the beginning corner.



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 Mortgagee covenants that it is lawfully seized of the premises hereinbefore described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or otherwise dispose of the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, free and against the Mortgagor and all persons who may ever lawfully claim the same or any part thereof.

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