

FILED
GREENVILLE CO. S. C. BOOK 1288 PAGE 47
MORTGAGE OF REAL ESTATE - Thomas C. Brissey, Attorney at Law, 110 Manly St., Greenville, S. C.
AUG 19 11 06 AM '73

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } THOMAS C. BRISSEY

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, Joe L. West and Zola E. West

(hereinafter referred to as Mortgagee) is well and truly indebted unto June Galphin Machen

(hereinafter referred to as Mortgagor) 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 Fourteen Thousand Nine Hundred and No/100-----
----- Dollars (\$ 14,900.00) due and payable

at the rate of \$295.04 per month beginning September 15, 1973. Payments to be applied first to interest and balance to principal

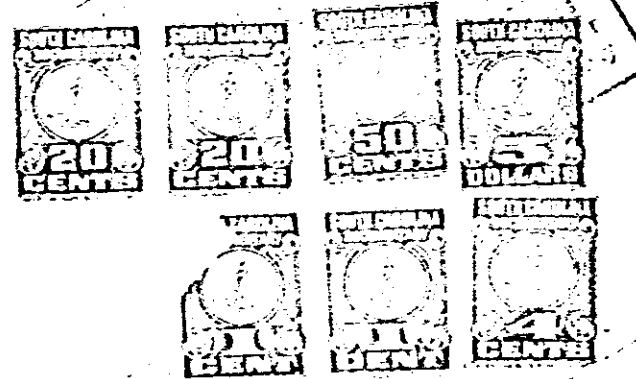
with interest thereon from date at the rate of SEVEN per centum per annum, to be paid: monthly

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 Mortgagee in hand well and truly paid by the Mortgagor 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, on the southern side of Boling Road, containing five acres, more or less, and having the following metes and bounds, to-wit:

Beginning at a point on the southern side of Boling Road, joint corner of the within described property and that now or formerly of John G. Boling and running thence with the Boling Road N. 53-23 E. 130 feet to a nail and cap; thence continuing with the Boling Road N. 52-07 E. 302 feet to an iron pin on Boling Road; thence with the common line of the within described property and that now or formerly of C. S. Harrett S. 55-31 E. 530.2 feet to an old iron pin; thence S. 19-32 W. 204.4 feet to an old iron pin; thence S. 78-30 W. 305 feet to an old iron pin; thence S. 27-11 W. 150 feet; thence with the common line of Boling Road in a southwesterly direction 462.4 feet to the point of beginning.



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 heating 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.

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 entitled to sell, convey, or otherwise dispose of the same, and that the premises are free and clear of all taxes and encumbrances except as provided herein. The Mortgagor further covenants to warrant and defend the title and see that the said premises, as unto the Mortgagee, forever, from and against all and singular the claims, demands, suits, actions, and proceedings of all persons, and to pay the same, and to defend the Mortgagee, its heirs, successors and assigns, from and against the same.

4328 NW-2