

MORTGAGE OF REAL ESTATE - Thomas C. Brissey, Attorney at Law, 110 Manly St., Greenville, S.C. ^{FEES} 1290 ^{PAGE} 209

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN
GREENVILLE CO. S. C.

Lothar Frodl and Rebecca H. Frodl
SEP 10 12 10 PM '73

WHEREAS,

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

DONNIE S. TANKERSLEY
R.H.C.

(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 Eight Hundred Fourteen and 56/100-----
Dollars (\$3,814.56) due and payable
at the rate of \$79.47 per month with the first payment beginning September 20, 1973, and continuing each and every month thereafter for a period of 48 months

with interest thereon from maturity at the rate of eight per centum per annum, to be paid on demand.

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:

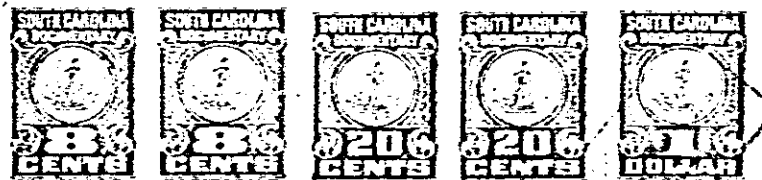
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, on the northern side of McAlister Circle and being known and designated as Lots 15 and 23 of ECHO HILLS Subdivision, plat of which is recorded in the RMC Office for Greenville County in Plat Book "FFF" at Page 163, and having such metes and bounds as shown thereon.

ALSO:

All those pieces, parcels or lots of land in the County of Greenville, State of South Carolina, situate, lying and being on McAlister Circle and being a portion of Lots 16 and 22 of ECHO HILLS Subdivision, plat of which is recorded in the RMC Office for Greenville County in Plat Book "FFF" at Page 163, and having the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of McAlister Circle at the joint front corner of Lots 15 and 16 and running thence with the common line of said Lots S.69-05 E. 150 feet to the joint common corner of Lots 15, 16 and 23; thence with the common line of said Lots N.7-58 E. 42 feet to an iron pin; thence S.75-12 W. 155.2 feet to a point on the eastern side of McAlister Circle; thence with said Circle N.12-06 W. 60 feet to a point; thence in a new line through Lot 22, S.83-20 E. 163.7 feet to a point; thence in a new line through Lot 16, S.74-08 E. 160 feet to an iron pin on the northwestern side of McAlister Circle; thence with said Circle S.20-55 W. 55 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 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.

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 authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons who may lawfully claim the same or any part thereof.

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