

Jul 30 10 29 AM '74

DONNIE S. TANKERSLEY  
R.H.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

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

WHEREAS, I, MAXINE B. SENTELL,

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

SOUTHERN BANK AND TRUST COMPANY

(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

EIGHT THOUSAND SIX HUNDRED EIGHTY-SIX & 20/100-----Dollars (\$ 8,686.20) due and payable

at the rate of ONE HUNDRED FORTY-FOUR AND 77/100 (\$144.77) DOLLARS, per month for Sixty (60) months commencing on the 1st day of September, 1974.

with interest thereon from date hereof 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 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 Cleveland Township, situate on both sides of a road leading north of Oil Camp Creek containing 3.82 acres according to the plat of J. G. Hill property made by J. C. Hill, April 5, 1955, recorded in Plat Book II, at Page 113 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Oil Camp Creek at the corner of property formerly owned by J. C. Hill as Trustee for Judy Hill Tate and the tract herein described and running thence N. 23 W. 165-feet to pin in center of County road; thence N. 5-45 W. 139 feet to point in center of old road; thence N. 28-40 W. 391 feet to an iron pin; thence N. 10-10 E. 263 feet to pin; thence N. 86-30 E. 123 feet to pin; thence S. 17 E. 164 feet to iron pin; thence S. 26-55 E. 339 feet to point on Northern side of Rocky Branch; thence S. 10 E. 151 feet to pin in center of 36-foot County road; thence with center of said road as follows: S. 55 W. 62 feet; S. 39-30 W. 68-feet; S. 78-15 W. 61-feet to pin at joint corners of Lots Nos. 6 and 7; thence with line of Lot No. 7, S. 23 E. 176 feet to pin on Oil Camp Creek; thence with Oil Camp Creek in a southwestern direction 60-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 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 whomsoever lawfully claiming the same or any part thereof.

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