

EDWARDS & WOOD

MORTGAGE OF REAL ESTATE - Prepared by ~~XXXXXXXXXXXX~~ Attorneys at Law
~~XXXXXXXXXX~~ - Greer, S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Rudford F. Lynn

(hereinafter referred to as Mortgagor) is well and truly indebted unto
Bankers Trust of South Carolina, N. A.

(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

Thirty five thousand and no/100ths-----Dollars (\$35,000.00) due and payable

at the rate of \$462.55 per month for 120 months beginning 30 days from
date

with interest thereon from date at the rate of 10 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 grant-
ed, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and as-
signs:

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

All that certain parcel or lot of land lying and being in the State of
South Carolina, County of Greenville, about three (3) miles northwest
of the City of Greer, on the south side of State Highway 290, being
shown as containing 1.68 acres on a plat of property entitled
"Property of Joe E. Taylor Estate", prepared by John A. Simmons,
Surveyor, dated December 31, 1969, amended June 14, 1971, and according
to said plat, having the following metes and bounds:

BEGINNING at an iron pin in the center of State Highway 290, corner of
property previously conveyed to Rudford F. and Sloan Lynn, and running
thence with the Lynn line, S. 33-56 W. 231 feet to an iron pin on the
line of property of D. Alvin Copeland; thence, S. 57-37 E. 175.5 feet
to an iron pin; thence, S 52-35 E. 138.8 feet to an iron pin; thence,
N. 36-24 E. 232.1 feet to an iron pin in the center of State Highway
290 (iron pin back on line at 22 feet); thence with the center of said
Highway, N. 54-37 W. 124 feet to a bend; thence, N. 56-10 W. 200 feet
to point of beginning.

ALSO: All that certain piece, parcel or lot of land, with all improve-
ments thereon, or hereafter constructed thereon, situate, lying and
being in the State of South Carolina, County of Greenville, on the
south side of State Highway 415 (Greer-Locust Hill Road) and the
east side of St. Mark Road about three miles northward from Chick Springs,
and having the following metes and bounds, to wit:

BEGINNING at a nail at the intersection of said highway and road and
running thence along said highway, S. 57-45 E. 168 feet to a nail in
the highway, iron pin on south bank at 22.7 feet from the center;
thence, S. 32-31 W. 229.1 feet to an iron pin on the line of lot
formerly owned by J. Euel Taylor; thence along the line of this lot,
N. 58-38 W. 145 feet to an old nail and cap in the center of St.
Mark Road (iron pin on line at 20 feet); thence with the center
of said road, N. 27-10 E. 109 feet; thence continuing on the center
of said road, N. 26-45 E. 124 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 ap-
pertaining, and of all 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 whomsoever lawfully claiming the same or any part thereof.

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