

MORTGAGE OF REAL ESTATE—Offices of <sup>GREENVILLE CO. S.C.</sup> Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE} 3 9 1973  
} NOW SIGNED AND  
} FILEDMORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, Willie James Black

hereinafter referred to as Mortgagor, is well and lawfully single

Albert O. Taylor, Jr.

hereinafter referred to as Mortgagee, as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, to the sum of

Five Thousand and no/100-----

Dollars \$ 5,000.00 due and payable

Payable on demand one year from date

with interest thereon ~~now~~ after due date at the rate of 8 per cent per annum to be paid

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

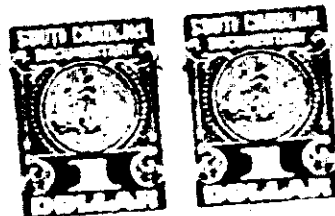
NOW, KNOW ALL MEN, That the Mortgagee, in satisfaction of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums hereinafter advanced to or for the Mortgagee, and in order to secure the payment thereof, and of any other and further sums hereinafter advanced to or for the Mortgagee, and also in consideration of the sum of Five Thousand Dollars (\$5,000.00) to the Mortgagee in hand well and truly paid by the Mortgagee at and before the signing and delivery of these presents, the Mortgagee hereby acknowledges, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, the Mortgagee's heirs, 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

All that piece, parcel or tract of land in Oaklawn Township, Greenville County, South Carolina, approximately 2 miles west of Fork Shoals Road, containing 11.56 Acres, more or less, more particularly described according to plat of John C. Smith, Surveyor, dated 12/16/63, as follows:

BEGINNING at an iron pin at dirt road at west corner of tract herein described, running thence N. 44-43 E. 284.7 feet to an old iron pin; thence N. 41-58 E. 128.2 feet to an old iron pin; thence N. 46-00 E. 258.9 feet to a poplar at branch, thence with branch as line S. 61-18 E. 101, S. 43-32 E. 320, S. 16-02 E. 195, S. 2-37 E. 300, thence leaving branch and running thence N. 65-47 W. 1287 feet to point of beginning at dirt road.

LESS tract conveyed to W. O. Burgess 12/29/73 by Deed Book 992 at page 629.



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 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

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