

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

200 P.M.
S. STANLEY
R.M.C.

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

WHEREAS,

Mrs. Barbara J. Walker

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Travelers Rest,
Travelers Rest, South Carolina

(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, four hundred ----- Dollars (\$ 8,400.00) due and payable

NOTE: The note and mortgage shall be due and payable in full at any change in ownership. There shall be no penalties for prepayments.

with interest thereon from Sept. 1, 1975 at the rate of nine (9%) per centum per annum, to be paid.
84 monthly installments of \$135.16

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:

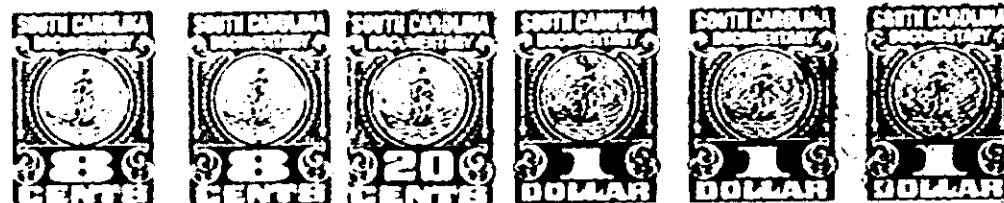
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, State of South Carolina, on the southern side of Foot Hill Road, near the City of Greenville, being known and designated as Lot Nos. 75 and 76 as shown on a plat of Green Valley Estates, prepared by Piedmont Engineering Service December 20, 1957 and recorded in the R.M.C. Office for Greenville, South Carolina in Plat Book QQ at Pages 2 and 3, and having according to said plat, the following metes and bounds:

BEGINNING at a point on the southern side of Foot Hill Road at the corner of Lot No. 75 and running with said road S 49-30 E 100 feet, and S 52-27 E 75 feet to a point joint front corner of Lot Nos. 75 and 76 and continuing with said road and the front of Lot No. 76 S 37-45 E 100 feet and S 61-00 E 100 to a point corner of Lot No. 76 and property designated on golf course on said plat, and thence with the side lot line of Lot No. 76 and that of the golf course S 37-43 W 75 feet and S 77-32 W 75 feet and N 89-25 W 190.2 to a point joint rear corner Lot No. 76 and No. 75 continuing with the rear lot line of Lot No. 75 and the golf course N 35-19 W 234.8 feet to a point, rear of Lot No. 75, thence with the side lot line of Lot No. 75 N 55-36 E 167.4 feet to the point of beginning.

The property is subject to a 10-foot drainage easement along the rear of both lots.

FOR SOURCE OF TITLE SEE R.M.C. BOOK 882-483.



Together with all and singular rights, incidents, 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 Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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