

11 12 1975

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEED BOOK 1355 PAGE 835

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

WHEREAS, Earl Jones and Berta D. Jones,

(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

Six Thousand Ninety-Three and 60/100-----Dollars (\$ 6,093.60) due and payable

in sixty (60) monthly payments of One Hundred One and 56/100 (\$101.56) Dollars each, beginning January 5, 1976;

with interest thereon from date at the rate of SEVEN per centum per annum, to be paid: as per the terms of said note.

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 southern side of New Perry Road and on the western side of Linda Lane, being shown as Lot 8 and a strip of land behind Lot 8 on a plat of the property of Robert A. Bailey dated November 11, 1975 prepared by T. H. Walker, Jr., R.L.S., and also being shown on a plat of the property of Earl and Bertha D. Jones dated November 11, 1975 and prepared by T. H. Walker, Jr., R.L.S., and recorded in Plat Book _____ at Page _____ respectively in the RMC Office for Greenville County and having, according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwestern corner of the intersection of Linda Lane and New Perry Road and running thence with Linda Lane S. 10-14 E. 95 feet to an old iron pin; thence S. 44-34 W. 175.4 feet to an old iron pin; thence N. 25-42 W. 20 feet to an iron pin; thence N. 53-10 E. 37.2 feet to an iron pin at the joint rear corner of Lot 7 and Lot 8; thence with Lot 7 N. 3-15 W. 172.9 feet to an iron pin on the southern side of New Perry Road; thence with said Road N. 86-45 E. 95 feet to the point of beginning.



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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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