

1384 195

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

WHEREAS, I, Edna E. Wilson,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Jack M. Knight

(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 Hundred Fifty and No/100-----

Dollars (\$850.00) *Eight Hundred Fifty*

together with an additional \$50.00 as an agreed-on amount of interest, due and payable in nine monthly installments, beginning on the first day of May 1976, and on the first day of each month thereafter until paid in full; the entire balance is to be paid in full on or before one year from date

with interest thereon from _____ at the rate of _____ per centum per annum, to be paid:

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, near the town of Fountain Inn, and having,

according to a plat prepared by C. F. Webb, R.L.S. on November 1, 1971, the following metes and bounds, to-wit:

BEGINNING at an iron pin in or near the northern edge of Wenck Circle, said pin measuring a distance of 556.6 feet northwest of the intersection of said Circle with the Jones Mill Road; and running thence with Wenck Circle N. 66-40 W. 75 feet to an iron pin, corner with lot of Robert L. Wilson (Lot 20); thence with joint line of Wilson N. 23-20 E. 150 feet, corner with Wilson; thence with back line of Wilson lot N. 66-40 W. 75 feet to an iron pin; thence N. 23-20 E. 158.4 feet to an iron pin; thence in a southeasterly direction 162 feet, more or less to a point on line of Lot 22; thence S. 23-20 W. 252 feet, more or less to an iron pin in or near the edge of Wenck Circle, the beginning point; and bounded by Wenck Circle, Robert L. Wilson, other land of the Grantor, Lot 22 and others.



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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