

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, BILLY LEDBETTER

hereinafter referred to as Mortgagor) is well and truly indebted unto BANK OF TRAVELERS REST

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, in the sum of THREE THOUSAND SEVEN HUNDRED AND NO/100THS----- Dollars (\$3,700.00) due and payable

in monthly installments of \$100.00 per month until paid in full beginning June 15, 1976

with interest thereon from date at the rate of nine per centum per annum, to be paid

WHEREAS, the Mortgagee 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 Mortgagee may be indebted to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee 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 heirs and assigns

ALL that certain piece, parcel or lot of land, with all improvements thereon, as hereinafter described thereon situate, lying and being in the State of South Carolina, County of Greenville, consisting of one-half of Lot No. 128 and one-half of Lot No. 129 as shown on plat of subdivision known as CITY VIEW, recorded in the R. M. C. Office for Greenville County in Plat Book A at page 461 and according to said plat having the following metes and bounds, to-wit:

BEGINNING at a point on the west side of McD. Avenue 325 feet southward from Summit Street and running thence N. 89 1/2 W. to a point on Hunt Street; thence in a southwesterly direction with Hunt Street 25 feet to corner of Lot No. 129; thence continuing with Hunt Street 25 feet to a point thereon; thence S. 89 1/2 E. to a point on McD. Avenue; thence with McD. Avenue N. 1/2 E. 25 feet to corner of Lots Nos. 129 and 128; thence continuing with said McD. Avenue 25 feet to the beginning corner.



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.

0432

4328 RV-23