

SEP 20 4 19 PM '77

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.M. TO ALL WHOM THESE PRESENTS MAY CONCERN:

MORTGAGE OF REAL ESTATE

WHEREAS, Douglas H. Vaughn

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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 Six Hundred Thirty and No/100-----

Dollars (\$ 6,630.00 ) due and payable

as per note

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, on the western side of Tubbs Mountain Road, and having, according to a plat prepared by W. R. Williams, Jr., dated September 25, 1975, entitled "Grover C. Huff and Evie Huff" and being shown on said plat as the northern part of Lot No. 50 and the southern part of Lot No. 51 of Love Estates, the following metes and bounds, to-wit:

Beginning at an iron pin along the right-of-way of Tubbs Mountain Road and running thence N.85-56 W. 211.6 feet to an iron pin; thence running N.02-00 E. 21.3 feet to an iron pin; thence continuing N.02-00 E. 56 feet to an iron pin; thence running S.81-18 E. 216.5 feet to an iron pin; thence running S.09-02 W. 30 feet to an iron pin; thence running S.01-53 W. 30 feet to the point of beginning.

This is the same property as that conveyed to the mortgagor herein by deed recorded in the RMC Office for Greenville County, dated September 15, 1976 and from Geneva Montgomery, et al., recorded September 20, 1976 in Deed Book 1043, page 150 .

The mortgagee's address is P. O. Box 1329, Greenville, South Carolina, 29602.



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.

0150

4328 RV-2