

FILED  
GREENVILLE CO. S. C.

BOOK 1389 PAGE 947

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FEB 23 4 10 PM '77  
RICHIE S. TARRANTSLEY  
R.M.C.

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

WHEREAS, I, E. Ann Snelson

(hereinafter referred to as Mortgagor) is well and truly indebted unto  
Southern Bank and Trust Company, Piedmont, S. C.

(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

Four thousand three hundred and no/100-- --- --- Dollars (\$ 4,300.00 ) due and payable  
in monthly installments of \$70.00 each, to be applied first to interest with the  
balance to principal, the first of these due and payable on April 10, 1977 with a  
like amount due on the 10th day of each calendar month thereafter until entire  
amount of debt is paid in full.  
with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of 9 \_\_\_\_\_ per centum per annum, to be paid: monthly

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 City of Greenville, and being known and designated as Lot No. 4 of the property of W. T. Patrick and William R. Timmons, Jr., according to a plat of record in the RMC Office for Greenville County in Plat Book PP, page 131, and having the following metes and bounds, to wit:

BEGINNING at a point on the northwestern side of Salem Court at joint front corner of Lots Nos. 3 and 4, and running thence N. 34-20 W. 200.8 feet to a point at joint rear corner of Lots Nos. 3 and 4; thence S. 87-50 W. 89.3 feet to a point at joint rear corner of Lots Nos. 1 and 4; thence S. 25-13 E. 251.1 feet to a point on the northwestern side of Salem Court at present southwest end of Salem Court; thence with northwestern side of Salem Court N. 55-40 E. 4.3 feet to a point; thence following the curvature of the northwestern side of a turnaround on Salem Court (the chords of which are N. 25 - 50 feet and N. 85-40 E. 50 feet) to a point; thence continuing with the northwestern side of Salem Court N. 55-40 E. 24.4 feet to point of beginning.

This property is sold subject to all existing and recorded easements, rights - of-way and restrictions pertaining thereto and as recorded in the RMC Office for Greenville County and as shown on said plat.

This is the same property conveyed to E. Ann Snelson by deed of Mary A. Snelson, dated October 1, 1974, recorded in the Office of RMC for Greenville County in Book 1009 of Deeds, page 160.



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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