

MORTGAGE OF REAL ESTATE - Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

GREENVILLE CO. S. C.  
JAN 23 9 15 AM '78

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: PAUL CLARENCE PETERSON AND  
PEGGY J. PETERSON (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto BANK OF TRAVELERS REST

(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 TWENTY FOUR THOUSAND AND NO/100

DOLLARS (\$ 24,000.00 ),

with interest thereon from date at the rate of NINE per centum per annum, said principal and interest to be repaid: in equal monthly installments of Three Hundred Four and 03/100 (\$304.03) Dollars each, commencing January 15, 1978, with a like payment due on the same day of each month thereafter until paid in full. Note and Mortgage due and payable in full in any change of ownership. All payments to be applied first to interest, then to principal.

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 Old Farr's Bridge Road, being a portion of the property conveyed to W. B. Farr by Frances Moore by Deed recorded in the RMC Office for Greenville County in Vol. UU, at page 512 and having according to a survey of Property of Herbert M. Farr, prepared by J. C. Hill, dated May 15, 1964, recorded in Plat Book 4D at page 35, the following metes and bounds, to wit:

BEGINNING at an iron pin at the eastern extremity of the tract and running thence along a new line, N. 73 W., 1,464.5 feet to a pin at a branch; thence with the branch as the line (the traverses of which are shown on said survey as S. 37 W., 205.9 feet, S. 28 W., 227.7 feet, S. 62 W., 158.4 feet, S. 30 W., 354.4 feet, and S. 8 W., 118.8 feet) to a pin; thence N. 80-30 E., 670 feet to a pin; thence S. 86-30 E., 930.8 feet to a pin; thence N. 39 E., 402.6 feet to a pin; thence N. 55 E., 145.2 feet to a pin at the beginning corner.

DERIVATION: Deed of Ruth F. Presnell, et. al. recorded Jan. 23, 1978 in Deed Bk. 1072 at Page 347.

STAMP: TAX 00.50

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Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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