

FILED
MORTGAGE OF REAL ESTATE—Offices of Price & Poag, Attorneys at Law, Greenville, S. C.

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SEP 27 3 23 PM '79

DOCK HENRYSLEY

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE



TO ALL WHOM THESE PRESENTS MAY CONCERN: J. LEWIS KING, WILLIAM A. KING, EDMUND R. KING, SAMUEL R. KING, SHIRLEY K. MC CLELLAN, BETTY K. SPEARMAN (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto SOUTHERN BANK & 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 TWO THOUSAND FOUR HUNDRED FIFTEEN

AND 24/100.

DOLLARS (\$2,415.24),

due and payable in thirty six (36) consecutive monthly payments of Sixty Seven and 07/100 (\$67.07) each, to be applied first to interest, which has been added to principal above and then to principal, first payment to be made October 15, 1979, and continuing each and every month on the 15th day, until paid in full.

(7%) (APR 12.81)

with interest thereon from date at the rate of seven /per centum per annum, to be paid: as stated above.

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,

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville in Oaklawn Township known as Lot No. 2, according to a Plat of the property of J. Lewis King made by John C. Smith, Surveyor, November 6, 1958, and having according to said Plat, the following metes and bounds, to-wit:

BEGINNING at a nail in the center of the road and running thence with the center of the road N. 48-52 W. 170 feet to a nail of said road; thence with the line of B. F. and Betty K. Spearman N. 48-51 E. thru an iron pin at the edge of road 166.8 feet to an iron pin; thence S. 40-30 E. 121.6 feet to an iron pin; thence with the joint line of Shirley K. McClellan S. 30-45 W. thru an iron pin at the edge of the road 144.9 feet to a nail in the center of the road, the point of beginning.

The above described property is a portion of that lot of land conveyed to J. Lewis King, for and during his life, by W. H. King, and then to his children, and all of his children join in the execution of the Note secured by this Mortgage, and by this Mortgage, and there is no possibility of their being any other bodily heirs. The Deed of W. H. King to J. Lewis King is recorded in Deed Book 221, at Page 285, dated June 30, 1939 and recorded May 8, 1940.

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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