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STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

FILED  
GREENVILLE CO. S.C.  
OCT 29 1 41 PM '79  
DANNIE L. TANKERSLEY

WHEREAS, Lucy Virginia Polmet

(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 Twelve Thousand Nine Hundred Seventy-Seven and 16/100 Dollars (\$ 12,977.16 ) due and payable

with interest thereon from 12/1/79 at the rate of 15% 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 Mortgagee in hand well and truly paid by the Mortgagor 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, as hereafter constructed thereon, situate, being and being in the State of South Carolina, County of Greenville, Chick Springs Township, near the Town of Greer, designated as Lot 16 on a plat of the E.A. Wood Estate, according to survey and plat by E.S. Brockman, Surveyor, dated June 22, 1935, and having the following courses and distances, to wit:

BEGINNING at a stake on the North side of James Street, and running thence N. 77-00 W. 70 feet along James Street to a stake; thence N. 11-07 W. 160.3 feet to a stake; thence N. 76-00 E 70 feet to a stake; thence S. 14-03 E. 161.4 feet to the beginning corner.

This being the same property conveyed to the Grantor herein by deed of Elizabeth Paxton, dated July 1, 1979, and recorded in the FMC Office for Greenville County in Deed Book 1103 at Page 838 on July 1, 1979.

This conveyance is made subject to all restrictions, easements, rights of way, roadways and setback lines of record or on the recorded plat.

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RECORDED BY  
OCT 29 1979

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 such 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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