

GREENVILLE FILED
 MORTGAGE OF REAL ESTATE-Prepared by WILKINS & WILKINS, Attorneys at Law, Greenville, S. C.
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 BOOK 1448 PAGE 262
 BOOK 71 PAGE 674
 MORTGAGE OF REAL ESTATE
 TO ALL WHOM THESE PRESENTS MAY CONCERN:
 S. TINKERSLEY
 R.H.C.

WHEREAS, RALPH GUERRERO and FRANCES G. GUERRERO

(hereinafter referred to as Mortgagor) is well and truly indebted unto FIRST CITIZENS BANK AND TRUST COMPANY OF SOUTH CAROLINA

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of THIRTEEN THOUSAND NINETY and 14/100 Dollars (\$ 13,090.14) due and payable in 42 monthly installments of \$311.67 each, commencing on December 1, 1978 and on the first day of each month thereafter until the entire indebtedness is paid in full. Interest has been calculated and added to principal

MOORTGAGEE'S ADDRESS:
 P.O. Box 3028
 Greenville, SC 29602
 OCT 26 1978 604



STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE
 Recorded and Indexed on Full
 6th August
 1978
 Witnessed James Wade First Citizens Bank & Trust Co.
Robert Charles Kelly Assistant Cashier
 3558

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 Mortgagee covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whatsoever lawfully claiming the same or any part thereof.

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