

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

12 10 50
L. S. ...

MORTGAGE OF REAL ESTATE

TO ALL AROUND THESE PRESENTS MAY COME

WHEREAS Robert H. Wynne, Jr.

is after referred to as Mortgagee is well and truly indebted unto Southern Bank and Trust Company

for the sum of Twelve Thousand and No/100

as provided for in Promissory Note executed of even date herewith.

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WHEREAS

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WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for the purpose of the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, etc., the purpose

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the advanced debt and in full payment thereof, and of any other and further sums for which the Mortgagee may be indebted to the Mortgagee, at any time, has advanced to the said Robert H. Wynne, Jr., the sum of Twelve Thousand and No/100, and also in consideration of the further sum of Three Dollars and No/100, which said sum of Twelve Thousand and No/100 and said sum of Three Dollars and No/100, and the sealing and delivery of these presents, the receipt hereof is hereby acknowledged by the said Robert H. Wynne, Jr., and he does grant, bargain, sell and release unto the Mortgagee, his heirs and assigns

All that certain piece of land with the improvements thereon, situated in the County of Greenville, State of South Carolina, County of Greenville, in or near City of Greenville, and being more particularly described as Lot No. 415, Section 2, as shown on plat entitled "Subdivision for Abney Mills, Brandon Plant, Greenville, South Carolina", made by Dalton & Neves, Engineers, Greenville, S. C., February, 1959, and recorded in the RMC Office for Greenville County in Plat Book QQ at Pages 56 to 59. According to said plat the within described lot is also known as No. 12 Ross Street and fronts thereon 68 feet.

THIS is the same property as that conveyed to the Mortgagor herein by deed from Wade H. Ridgeway recorded in the RMC Office for Greenville County in Deed Book 1089 at Page 779 on October 12, 1978.

THE mailing address of the Mortgagee herein is P. O. Box 1329, Greenville, South Carolina 29602.

Together with all and singular rights, franchises, benefits, and appurtenances to the same belonging in any way, whether in present or future, and all of the rents, issues, and profits which may now or hereafter be due thereon, and including all fixtures, plant, and fittings fastened to, or attached to, the land, and all other things in any way connected therewith, and the interest of the parties hereto that all such fixtures and equipment, other than the usual household furniture, shall be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, his heirs and assigns forever.

The Mortgagee covenants that it is lawfully seized of the premises hereinafter described in its complete fee, and that it has the right to convey the same by deed, and that the premises are free from all other mortgages and encumbrances, except the mortgage herein. The Mortgagee further covenants to warrant and forever defend the title hereunto, and to pay all taxes and assessments on the premises, and to defend the Mortgagee and all persons who may lawfully claim the same against all other claims.

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