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

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

CLERK OF COURT

MORTGAGE OF REAL ESTATE

BOOK 1013 PAGE 127

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Bayluss Fursell Martin and Lanta Jean Martin,

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Peoples National Bank

(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 Seven Thousand and No/100-----Dollars (\$ 7,000.00 ) due and payable

Due and payable \$300.00 quarterly beginning February 8, 1966 and continuing each quarter thereafter until paid in full; payments to be applied first to interest, balance to principal.

with interest thereon from date at the rate of Six per centum per annum, to be paid: quarterly

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, known and designated as a portion of a 7.31 acre tract measuring 219 feet by 110 feet at the southeast corner of said tract and being more fully described as follows:

BEGINNING at the southeast corner of the 7.31 acre tract, running thence along line of lands of Albert Turner S. 70-30 W. 219 feet; thence N. 19-05 W. 110 feet; thence N. 70-30 E. 219 feet to point in road; thence with said road S. 7-55 E. 110 feet to the point of beginning.

ALSO, All that piece, parcel or lot of land being approximately 33 feet by 219 feet adjoining the above described lot and being that same property conveyed to the mortgagors herein by deed of J. A. Martin of even date herewith, said deed being recorded in the R. M. C. Office for Greenville County. It is the intention of the mortgagors herein to include on this mortgage all of the property deeded to them by J. A. Martin covered by deed recorded in the R. M. C. Office for Greenville County in Deed Book 629, Page 319 and the deed from J. A. Martin of even date herewith.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

PAID AND SATISFIED IN FULL THIS  
THE 16 DAY OF June 1966  
THE PEOPLES NATIONAL BANK  
GREENVILLE, SOUTH CAROLINA

Marshall C. Pickens <sup>aut.</sup>  
Cashier

WITNESS Missie B. Christopher  
Bob R. Graydon

SATISFIED AND CANCELLED OF RECORD  
23 DAY OF June 1966  
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:33 O'CLOCK A. M. NO. 36196