

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GRE: MANN & MANN, CO. S. C.
MAR 3 11 25 AM 1962

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
R. M. C.

WHEREAS, We, Marco J. C. Zegalia and Brenda C. Zegalia,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lloyd W. Gilstrap, his Heirs and Assigns forever:

(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

Twenty Two Hundred Fifty and No/100----- Dollars (\$ 2250.00) due and payable

Due and payable \$300.00 on principal one year from date and a like amount on principal each year thereafter until paid in full, with the privilege to anticipate payment at any time,

with interest thereon from date at the rate of five per centum per annum, to be paid annually

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

All that piece, parcel or lot of land situate, lying and being in Austin Township, Greenville County, State of South Carolina, on the South side of West Golden Strip Drive and being known and designated as Lot No. 10, Block A, on plat of property of Florrie Greer as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "MM", at Page 176 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of West Golden Strip Drive at the corner of Lot No. 9 and running thence S. 30 E. 452.8 feet to an iron pin; thence N. 36-10 E. 109.3 feet to an iron pin; thence N. 30 W. 408.6 feet to an iron pin; thence along said Drive S. 60 W. 100 Feet to the point of beginning.

The above is the same property conveyed to the mortgagors by the mortgagee by his deed of even date and recorded herewith.

This mortgage is junior in lien to a first mortgage to First Federal Savings and Loan Association.—This is a purchase money mortgage.

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 & satisfied in full this

9th day of June, 1969

Lloyd W. Gilstrap

Barbara B. Payne
witness

SATISFIED AND CORRECTED BY RECORD

14 *July 1969*
Ollie Farnsworth

12:35 PM *Per No. 1011*