SPECTALLE CO. S. C

STATE OF SOUTH CAROLINA

COUNTY OF

WR 30 3 44 PM 1962

MORTGAGE OF REAL ESTATE

BUUK 886 PAGE 3"

OLLI TO ALL WHOM THESE PRESENTS MAY CONCERNI

WHEREAS, Leroy Ray Morgan

GREENVILLE

(hereinafter referred to as Mortgagor) is well and truly indebted unto Archie G. Morgan.

(hereinafter referred to as Mortgages) 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 Three Thousand Seven Hundred Fifty and no/100 Dollars

Only 100 Dollars

at the rate of Forty Dollars (\$40.00) per month, commencing May 1, 1962, without interest. The mortgagee agrees that no foreclosure shall be taken for any delinquent payments, so long as all payments are current at the end of each twelve (12) months period from date.

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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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly ed, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagoe, its successors and assents.

"ALL that certain piece, percel 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, fronting on Chandler Street in Sans Souci, Greenville, S.C., and being Lot No. 101 of a plat of Mt. View Land Corp., said plat being recorded in Plat Book Λ, pages 396 and 397 in the R.M.C. Office for Greenville County. For a more detailed description of said property, refer to said plat.

Together with all and singular rights, members, herditaments, 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 thereform, 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 Mortgages, 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 Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Paid in full 7/12/1969.