

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 909 Page 169

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN



WHEREAS, Ray Cash & Norman N. Cash

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation
100 E. North St.
Greenville, S.C.

(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 One Thousand Eighty and no/100.

Dollars (\$ 1080.00) due and payable
Twenty-four installments at Forty-Five no/100 each (24 X 45.00).

with interest thereon from date at the rate of -----6%-----per centum per annum, to be paid:

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 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 on the northeastern side of Ivydale Dr. (Formerly Churchill Ave.), and known and designated as Lot No. 119 of a subdivision known as Piedmont Heights, Plat of which is recorded in the RMC Office for Greenville county in Plat Book "M" at page 123, and according to said plat has the following metes and bounds to-wit:

Beginning at an iron pin on the northeastern side of Ivydale Drive and joint front corner of Lots No. 111 & 110, which iron pin is 420 feet west from the intersection of Ivydale Dr and Omar Ave. and running thence N 24-0 E 175 feet to an iron pin on the S 66-0 E 60 feet to an iron pin; running thence S 23-0 W 175 feet to an iron pin on the Northeastern side of Ivydale Drive, running thence with the northeastern side of Said Drive n 66-0 Feet to an iron pin, point of beginning.

The Grantees herein assume and agree to pay that certain note and mortgage heretofore executed by Grantor herein, unto the Administrator of Veterans Affairs, recorded in Mortgage Book 736 at Page 191 and has a present balance of \$7,218.08.

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.