

GREENVILLE CO. S. C.

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

JUN 17 11 41 AM 1963

925 Plat 389

STATE OF SOUTH CAROLINA

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

OLLIE B. BIRTH

R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Norman Agnew Waldrop, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto MOTOR CONTRACT COMPANY OF GREENVILLE, INC.

(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 Three Thousand Fifty-Eight and 20/100

Dollars (\$3,058.20) due and payable

\$84.93 per month for ~~sixty~~ ^{thirty-six} months beginning July 15, 1963 and continuing thereafter until paid in full

maturity

with interest thereon from ~~2 1/2%~~ at the rate of six (6%) per centum per annum, to be paid monthly

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, being known and designated as lot # 8 on a plat of STARSDALE MANOR, made by Dalton & Neves in March, 1956, recorded in the RMC office for Greenville County in Plat Book NN at Page 9, and, according to said plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Starsdale Circle, joint front corner of lots # 7 and 8, thence with the joint line of said lots, N. 55-13 W. 214.4 feet to iron pin; thence N. 68-35 E. 175.2 feet to iron pin, corner of lot # 9; thence with the line of said lot, S. 30-20 E. 149 feet to iron pin on the northwest side of Starsdale Circle; thence with the northwest side of said Circle, S. 47-04 W. 85 feet to the point of beginning.

Being the same premises conveyed to the mortgagor by Quality Homes, Inc. by deed recorded in Book of Deeds 673 at Page 465.

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 of any part thereof.

(over)