

STATE OF SOUTH CAROLINA  
Greenville  
COUNTY OF Spartanburg

JAN 6 8 57 AM 1964

MORTGAGE OF REAL ESTATE  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN  
1963 DEC 30 AM 9:15  
SPARTANBURG CO.

WHEREAS, I, Wilburn A. Loftis

(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 Four Thousand Two Hundred Thirty Six and NO/100-----  
-----Dollars (\$ 4, 236.00 ) due and payable

\$70. 60 per month for 60 months beginning January 20, 1964 and continuing

thereafter until paid in full,

maturity  
with interest thereon from date at the rate of six(6%) per centum per annum, to be paid: on demand

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 on Vannoy Street, County of Greenville, State of South Carolina, being known and designated as Lot No. 8, Sec. H according to plat recorded in the R. M. C. Office for Greenville County in Plat Book "A", Pages 337-345 and also recorded in Plat Book "K", at Page 277 and being the same property conveyed unto the Mortgagor herein by deed recorded in Deed Book 700, at Page 72. This property is subject to that mortgage to General Mortgage Co. (now Cameron-Brown Co.) dated June 11, 1962 in the original amount of \$13, 050.00 recorded in Mortgage Book 892, at Page 455.

ALSO: All those certain lots or parcels of land in the Town of Inman, County of Spartanburg, State of South Carolina, known as all of Lots Nos. 24 and 25 and 13 feet of Lot No. 23. These lots shown on plat of Ladson property made by W. N. Willis, C. E., in June 1921. The lots conveyed by this deed are situated on corner of Ladson Street and Amos (or Tabernacle) Street and compromise 63 feet on Ladson Street, and 95.2 feet on Amos or Tabernacle Street, and being a part of the property conveyed to I. J. Marlow by deed of F. D. Miller, recorded in Vol. 8-F, page 773, and the same property conveyed to the Mortgagor herein by deed recorded in Deed Book 12-Y, at Page 247.

ALSO: All that lot or parcel of land in the County of Spartanburg, State of South Carolina, about 2 1/2 miles West of Inman, and more particularly described on a plat for Wilburn A. Loftis by W. N. Willis, Engineers, dated January 4, 1958, recorded in Plat Book 36, at Page 527. This tract contains two acres, and is described as follows: Beginning at an iron pin in the County Road about 2 1/2 miles West of Inman, corner of property now or formerly owned by Ravan and running thence S. 30 W. 393 feet and S. 60-37 W. 125 feet to an iron pin; thence N. 31-30 W. 210 feet to an iron pin; thence N. 45-30 E. 387 feet to an iron pin; thence with line of Ravan S. 71 E. 146 feet to the point of beginning, and being the same property conveyed unto the Mortgagor herein by deed recorded in Deed Book 23-U, Page 418.

The latter two parcels of land are subject to a mortgage to Inman Federal Savings & Loan Assn. dated January 30, 1958 in the original amount of \$8, 000.00 recorded in the R. M. C. Office for Spartanburg County in Mortgage Book 472, at Page 7.

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 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.

*In Agreement to Purchase & Extension See P. & M. Book 945 Page 143*

125 AM  
1  
PUB 16 03 DEC 23