

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

BOOK 994 PAGE 573

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ella

WHEREAS, We, Cleveland J. Sanders and Lee/Sanders

(hereinafter referred to as Mortgagor) is well and truly indebted unto Barco, Inc/Greenville

(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 Twelve Hundred and Seventy-eight and 76/100--

Dollars (\$ 1278.76) due and payable
in equal monthly installments of Thirty-eight (\$38.90) and 90/100 Dollars each, commencing on the first day of July 1965, and on the first day of each month thereafter until the principal and interest has been paid in full.

with interest thereon from date at the rate of Six per centum per annum, to be paid: as stated in Note

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, on the southern side of Simpson Street, near the City of Greenville, being known and designated as Lot No. 41 of Chestnut Hills, and having, according to a plat of said property recorded in Plat Book GG, at page 35, in the RMC Office for Greenville County, South Carolina, the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Simpson Street, the joint front corner of Lots Nos. 40 and 41, which point is 305 feet from the intersection of said Street and Chipley Lane, and running thence with said Street, S. 60-12 E. 86.3 feet to a point; thence S. 15-30 W. 133.1 feet to a point; thence N. 60-12 W. 115.4 feet to a point; thence N. 28-13 E. 128.7 feet to a point on the southern side of said Street, the point of beginning.

And being the same property conveyed to mortgagors by deed of James C. Osteen dated Jan. 14, 1961 and recorded in Book 666, page 327, RMC Office for Greenville County, S. C.

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 encumbrance 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 and Satisfied this 31st day of May, 1968

North American Acceptance Corporation

*By: J. T. Jones
vice Pres.*

*Attest: W. J. Crosby
asst. Sec.*

*Signed, sealed and
delivered in presence of:*

*Ella Lee
Dairlene Hunter*

RECORDED AND INDEXED BY RECORDER
DAY OF July 1968
Ella Lee
M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:17 O'CLOCK A. M. NO. 523