

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

JUL 15 1 44 PM 1966  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARRINGTON  
R. M. C.

WHEREAS, Pete G. Bikas

(hereinafter referred to as Mortgagor) is well and truly indebted unto Alvin J. Hill

(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 Five Thousand Five Hundred and no/100-

----- Dollars (\$5,500.00 ) due and payable with interest thereon at the rate of 7% per annum, to be paid in equal monthly installments of \$59.87, applied first to interest and the balance to principal, beginning August 15, 1966 and on the 15th day of each month thereafter, with the balance being due and payable on July 15, 1977, with the right reserved to prepay any part or all of the balance due on any payment date.

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 southwestern side of Hampton Avenue in the City of Greenville, being shown as Lot 3, Block 1, Page 23 of the City Block Book, being more particularly described as follows:

BEGINNING at an iron pin on the southwestern side of Hampton Avenue which is 116 feet from the corner of Lloyd Street and Hampton Avenue and running thence with the southwestern side of Hampton Avenue, N 40 W 52 feet to an iron pin; thence S 40-1/2 W 116 feet more or less to a point in line of lot now or formerly owned by T. M. Pickens; thence with the line of said lot, S 44-1/2 E 52 feet to pin; thence N 40-1/2 E 110 feet to point of beginning.

Being the same conveyed to the mortgagor by the mortgagee by deed to be recorded herewith.

This is a purchase money mortgage.

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.

SATISFIED AND CANCELLED OF RECORD

19 DAY OF March 1973  
Dorrie S. Tankersley  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 3:42 O'CLOCK P. M. NO. 26221

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 14 PAGE 636