

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 1037 PAGE 625

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Samuel T. & Mildred R. Bryant

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation
100 E. North Street Greenville, South Carolina

(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 three hundred twelve dollars and no/100.....Dollars (\$ 3312.00) due and payable

Forty-eight monthly installments of Sixty-nine dollars.....

with interest thereon from date at the rate of ~~XXX~~ 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 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, Fairway Township and in the town of Ft. Inn on the south side of Craig Street with the following metes and bounds, according to a plat made by T. E. Gary, Surveyor on May 15, 1947 to wit:

BEGINNING at an iron pin on Craig Street, joint front corner with the lot of Dolphus D. Owens, and running thence with Craig Street S. $34\frac{1}{4}$ W. 1.44 to an iron pin in the edge of the C & W Railroad right of way; thence with said right of way S. $64\frac{3}{4}$ E. 3.03 to an iron pin on Paden Line; thence with line of Paden N. $34\frac{1}{4}$ E. 95 to an iron pin, joint back corner with lot of Dolphus D. Owens; thence with the joint line of D. D. Owens N. $54\frac{3}{4}$ W. 3.03 to an iron pin on Craig Street the point of beginning and bound by Craig Street C & WC Railroad right of way Paden Land and lot of D. D. Owens.

*Satisfied 10/26/67
Community Finance Corp.
By M.A. Willingham mgr.
wit. J. Floyd
J.R. Grant Jr.*

SATISFIED AND CANCELLED OF RECORD
26 DAY OF Oct. 1967
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:01 O'CLOCK P. M. NO. 12167

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.