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GREENVILLE CO. S. C.
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OLLIE FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE—Mann, Foster, Ashmore & Brissey, Attorneys at Law, Justice Building, Greenville, S. C.

BOOK 1119 PAGE 299

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

MORTGAGE OF REAL ESTATE

BOOK 1120 PAGE 439

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Henderson Stroble and Mable P. Stroble

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. S. Fox

(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 Two Thousand Five Hundred Seventy Seven & 60/100 Dollars ($ 2,577.60) due and payable at the rate of Fifty-Three and 70/100 Dollars ($53.70) per month, beginning April 1, 1969, and continuing on the first day of each and every month thereafter until paid in full, ~~payment to be applied first to interest, balance to principal~~ ~~expiry~~ for a period of forty-eight (48) months. H.S. M.P.S H.S. M.P.S

H.S. M.P.S

with interest thereon from maturity at the rate of seven (7) 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 Greenville, situate, lying and being on the Eastern side of Cantrell Drive, being known and designated as Tracts No. 6 and 7, O'Neal Acres Subdivision, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book "OOO", at Page 19 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

This property is subject to restrictive covenants recorded in Deed Book 802, at Page 45 in the R.M.C. Office for Greenville County and such easements and rights-of-way appearing on record and on the recorded plat.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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.