

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



BOOK 1129 PAGE 195

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Boyd Pace, and Mildred King Pace, his wife

(hereinafter referred to as Mortgagor) is well and truly indebted unto Household Finance Corporation

(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 twenty dollars
Dollars (\$2520.00) due and payable

With interest thereon from date at the rate of:

\$7. per \$100. per year on the entire amount of cash advance.

with interest thereon from date at the rate of _____ per centum per annum, to be paid: 36 payments of \$70.00 each.

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 Mortgagee 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 being known and designated as Lots Nos. 10 and 11 and the Northern one-half (1/2) of Lot No. 9 of Block A, Stone Estates, and having according to a plat thereof prepared by J. H. Furman, Jr., C. E., dated December, 1931, and recorded in the R. H. C. Office for Greenville County, South Carolina, in Plat Book G at Page 292, and also according to a more recent plat prepared by R. K. Campbell, dated July 12, 1963, entitled "Property of Boyd Pace & Mildred King Pace", the following metes and bounds:

BEGINNING at an iron pin on the Western side of Druid Street 212.5 feet North of the Northwestern intersection of Druid Streets and Reid Street, which pin is located in the center of the front line of Lot No. 9 of Block A, and running thence along the Western side of Druid Street, N. 11-22 E. 62.5 feet to an iron pin at the joint front corner of Lots Nos. 11 and 12 of Block A; thence along the common line of said last mentioned lots, N. 81-35W. 125 feet to an iron pin at the joint rear corner of said last mentioned lots; thence S. 11-22W 62.5 feet to an iron pin in the center of the rear line of Lot No. 9 of Block A; thence through the center of said Lot No. 9 of Block A, S. 81-35E. 125 feet to an iron pin, the beginning corner.

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.