

1143-1049

DEED OF MORTGAGE
COUNTY OF GREENVILLE, SOUTH CAROLINA

IN WITNESS WHEREOF, the Mortgagor has hereunto set his hand and seal of office at Greenville, South Carolina, this 16th day of January, 1970.

Charles Chambers, and Barbara L. Chambers

The Mortgagee, for the sum of Five Thousand Eight Hundred Seventy and no/100 Dollars (\$ 5,870.00) due and payable

on the 10th day of February, 1970, and a month beginning February 10, 1970 and a month thereafter until paid in full, the entire balance of the loan, interest on or before two years from date, Mortgagor reserving the right of accelerating the entire balance or any part thereof at any time at his option.

With interest thereon from date at the rate of 7% per centum per annum, to be paid monthly

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 on the northwestern side of Tindal Road and being all of the property conveyed to Grantors by Talmadge E. and Joyce M. Underwood by deed dated January 17, 1967, and recorded in the RMC Office for Greenville County in Deed Book 812, at Page 241, less the lot of land conveyed by Grantors to Robert and Brenda Luther in October, 1968, which lot fronts on Razor Drive Extension, also known as Woodland Drive.

It is the intention of this deed that all property conveyed by the above mentioned deed is conveyed to Grantees herein less and saving only the lot previously sold off.

There is situate on the above described property one 1968 Shelby Mobile Home, 12 x 60, bearing Serial No. 8601624H, and Certificate of Title No. 4993013 and it is understood and agreed that this mortgage shall constitute a lien over said mobile home.

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.

*Paid in full & satisfied this 16th day of January 1970
Charles Chambers
Barbara L. Chambers*