

JAN 19 1970

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TO ALL WHOM THESE PRESENTS MAY CONCERN

Mrs. () North
R. I.

WHEREAS, Jack R. & Nellie C. Hyghey

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

100 E. North St. Greenville, S. C.

(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 five hundred fifty two dollars

and No/100 ***** Dollars (\$3552.00) due and payable

Forty eight monthly installments of Seventy Four Dollars (\$74.00)

with interest thereon from date at the rate of XI 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 purpose:

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

All that lot of land with the buildings, and improvements thereon, situate on the South side of East Lee Road near the city of Greenville, in Greenville County, South Carolina, being shown as lot no. 50 on plat of Colonial Hills, recorded in the R.M.C. office for Greenville County, South Carolina, in platt Book FFF at page 102, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of East Lee Road at the joint front corner, of lots, 49 and 50 and runs thence along the line of Lot 49, S. 9-0 E. 150 feet to an iron pin; thence N. 81-0 100 feet to an iron pin; thence with the line of lot 51 N. 9-0 W. 150 feet to an iron pin on the South side of East Lee Road; thence along East Lee Road, S. 81-0 W. 100 feet to the beginning corner.

This is the same property conveyed to me by deed of Williams Land Company Dated January 17, 1968 recorded in the RMC Office of Greenville County, S. C. in Deed Book 836-Page 494.

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.