

MORTGAGE OF REAL ESTATE—Offices of <sup>FILED</sup> ~~Leatherstocking~~ <sup>W. S. Old & Mann, Attorneys at Law, Greenville, S. C.</sup>  
GREENVILLE, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

AUG 20 5 02 PM '71

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MORTGAGE OF REAL ESTATE  
OLLIE FARNSWORTH WHOM THESE PRESENTS MAY CONCERN:  
R. M. C.

WHEREAS, GEORGE S. INMAN AND EDITH A. INMAN

(hereinafter referred to as Mortgagor) is well and truly indebted unto JEFF R. RICHARDSON, SR.

(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 Four Thousand, Six Hundred and No/100 \_\_\_\_\_ Dollars (\$ 4,600.00 ) ~~and no more~~

Due and payable in equal monthly installments of \$91.10 beginning on October 1, 1971. The obligors shall have the right to prepay, in whole or in part at any time, the then current balance of the mortgage without penalty.

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of seven \_\_\_\_\_ per centum per annum, to be paid: annually

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, approximately two (2) miles northeast of the Town of Fountain Inn, being shown and designated as Lot No. 30 on a plat being entitled "Revised Plat of Shellstone Park" recorded in the RMC Office for Greenville County in Plat Book PPP, Page 176, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a point on Shellstone Drive at the joint corner of Lots Nos. 31 and 30, and running thence N. 21-38 E. 406.3 feet to a point; thence S. 58-14 E. 558.9 feet to a point on the northwestern side of Lafayette Avenue; thence with the northwestern side of Lafayette Avenue S. 31-46 W. 375 feet; thence with the northwestern corner of the intersection of Shellstone Drive and Lafayette Avenue, the chord of which is N. 76-46 E. 35.4 feet; thence with the northeastern side of Shellstone Drive N. 58-14 E. 462.4 feet to the beginning corner.

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.