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MORTGAGE OF REAL ESTATE - Office of Lessor **CLAYTON FARRISWORTH**, Attorneys at Law, Greenville, S. C.
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, WE, JESSE L. HARTLEY, JR. AND CAROLYN P. HARTLEY,

(hereinafter referred to as Mortgagor) is well and truly indebted unto GENERAL 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 Six Thousand, Four Hundred Eighty and No/100 ----- Dollars (\$ 6,480.00) due and payable

in thirty-six (36) equal consecutive monthly instalments of One Hundred Eighty Dollars (\$180.00) each, commencing November 20, 1971,

with interest thereon from ----- at the rate of ----- 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 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

All that certain piece, parcel or lot of land, situate, and located in the State of South Carolina, County and City of Greenville on the northwestern side of Hialeah Road, shown as Lot No. 368 on Plat of Section B-1 of Gower Estates, made by R. K. Campbell, Surveyor, on April 12, 1962, and recorded in the RMC Office for Greenville County in Plat Book XX at page 107, said lot being more particularly described according to said Plat as follows:

BEGINNING at an iron pin on the northwestern side of Hialeah Road at the joint front corner of Lots 367 and 368; thence along the line of Lot 367, N. 69-08 W. 133.1 feet to an iron pin; thence N. 2-35 E. 100 feet to an iron pin; thence with the line of Lot 369 S. 87-25 E. 171.5 feet to an iron pin on Hialeah Road; thence with the curve of Hialeah Road, the chord of which is S. 14-32 W. 75 feet to an iron pin; thence still with the curve of Hialeah Road, the chord being S. 25-49 W. 75 feet to the point of beginning.

This being the same piece of property conveyed to the mortgagors herein by deed recorded in the RMC Office for Greenville County in Deed Book 924 at page 267.

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.