

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

BOOK 1224 PAGE 179

MAR 1 4 13 PM '72 MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:  
OLLIE FARNSWORTH  
R. M. C.

WHEREAS, Robert D. Hopkins and Mary L. Hopkins

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

(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 Seven thousand five hundred sixty-----  
Dollars (\$ 7560.00 ) due and payable

With interest thereon from date at the rate of:

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

~~with interest thereon from date at the rate of \$7. per \$100. per year on the entire cash advance~~ to be paid: 60 payments of \$126.00

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, lying on the eastern side of the intersection of Thomas Drive with Hemlock Street, near Travelers Rest, Greenville County, South Carolina and being shown as lot #28 on a plat of the property of John and Lynell Peterson, recorded in Plat Book "PP" at page 85, being more particularly shown on a plat of Robert F. Pittman, Jr., prepared by Jones and Sutherland dated February 2, 1960, and according to said plat being more particularly described as follows:

BEGINNING at an iron pin on the southeastern side of Thomas Drive directly behind a utility pole and running thence with the southeastern side of said drive S 48-15 W 75 feet to an iron pin; thence with the curve of the intersection of Thomas Drive with Hemlock Street, the chord of which is S 2-0 W 34.6 feet to an iron pin on the northeastern side of said street S 44-15 E 115 feet to an iron pin; thence N 48-15 E 100 feet to an iron pin; thence N 44-15 W 140 feet to the beginning corner.

This being the identical property conveyed unto the present grantors by John William Madison Jr. and Camellia T. Madison and said deed is recorded in the R. M. C. Office for Greenville County at Page 526 in Book 815.

The Grantee is to pay the taxes for the year 1967.

The grantees agree to assume the mortgage in favor of Travelers Rest Federal Savings and Loan Association which has a current balance in the amount of \$8,391.89 and said mortgage is recorded in mortgage Book 952 at Page 422.

Together with all and singular rights, members, herditaments, 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.