

FILED
GREENVILLE CO. S. C.

BOOK 1287 PAGE 329

MORTGAGE OF REAL ESTATE—Offices of ^{Aug 8 2 14 PM '73} ~~Cheris and Patterson~~ Attorneys at Law, Greenville, S. C.

DONNIE S. TANKERSLEY
R.H.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: DAVID E. DUNCAN AND LINDA D. DUNCAN

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto
The Associates Financial
Services Company, Inc.

(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 Forty-eight and No/100 ----- DOLLARS (\$ 6,048.00),
with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid:

in 36 equal monthly installments of \$168.00 each, the first installment being due 8-20-73, and a like installment of \$168.00 due on the 20th day of each month thereafter until paid in full.

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, on the Eastern side of Baker Road, about 4½ miles from the Greenville County courthouse, being known and designated as Tract Number 9 on a plat of the property of Oscar F. Baker, made by J. Coke Smith, Surveyor, dated August 1946, recorded in Plat Book P at Page 111 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at iron pin on the Eastern side of Baker Drive, joint corner of Lots 9 & 10 as shown on the plat aforesaid; running thence with the joint line of said lots, S 76-00 E 200 feet to an iron pin; thence, S 4-15 W 100 feet to an iron pin at the joint rear corner of Lots 8 & 9; thence with the joint line of said lots, N 76-00 W 200 feet to a point on the Eastern side of Baker Road; thence with said Road, N 4-15 E 100 feet to the point of beginning.

This mortgage is junior in lien to that certain mortgage in favor of Esley Duncan and Bessie Duncan recorded in Mortgage Book 1188 at Page 97 in the RMC Office for Greenville County.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

RECORDED

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