

FILED
GREENVILLE CO. S. C.
MORTGAGE
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DONALD S. TANKERSLEY
R.M.C.

REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Charles H. Cely as Trustee for B. C. Cely, C. H. Cely, J. V. Cely and R. E. Cely (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Don B. Cely and Dixie Ann Cely

(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

One Hundred Seventy-Two Thousand One Hundred Fifty-eight and ^{22/100} DOLLARS (\$ 172,158.22), with interest thereon from date at the rate of 8% per centum per annum, said principal and interest to be repaid: \$5,738.61 semi-annually plus interest computed at the rate of 8% per annum on the unpaid balance, the first payment being due May 1, 1974, and a like payment due semi-annually thereafter for a total of fifteen (15) years.



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, situate on the eastern side of Rockmont Road, being shown as the major portion of lot 147 on a plat of Lake Forest Sub-division, Section III, dated August, 1954, prepared by Piedmont Engineering Service, recorded in Plat Book GG at Page 77 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Rockmont Road at the joint front corner of lots 147 and 148 and running thence with lot 148 N. 79-58 E. 219.5 feet to an iron pin at the joint rear corner of lots 148 and 147; thence S. 2-06 W. 138 feet to an iron pin at the joint rear corner of lots 146 and 147; thence with lot 146 S. 83-29 W. 58.8 feet to an iron pin; thence with a new line through lot 147 S. 84-06 W. 140.4 feet to an iron pin on Rockmont Road; thence with Rockmont Road N. 7-49 W. 123.5 feet to the point of beginning. (See prior deed of record Deed Book 799, page 373)

All that piece, parcel or lot of land in Greenville County, State of South Carolina, being shown as lot no. 44 on a plat of Coleman Heights, recorded in the R.M.C. Office for Greenville County in Plat Book KK at Page 29 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Alta Vista Circle at the corner of a 20-foot alley and running thence with said alley N. 11-02 E. 208.4 feet to an iron pin; thence with said alley N. 68-04 E. 213.1 feet to an iron pin; thence along the line of lot 45 S. 10-32 W. 318.5 feet to an iron pin on said Circle; thence with said Circle S. 77-27 E. 180 feet to the point of beginning.

This is the same property conveyed to Wallace H. Cely by deed recorded in Deed Book 839 at Page 452 in the R.M.C. Office for Greenville County.

All that lot of land situate on the western side of Ashford Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known as lot 103 on a plat of Vista Hills (continued)

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.

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