

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
APR 21 11 30 AM '74
DORRIS E. PARKER, CLERK

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
1304 PAGE 823

WHEREAS, We, William D. Cannada, Jr. and Viola Saxon, are

(hereinafter referred to as Mortgagor) well and truly indebted unto

J. P. Medlock

(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 Three Thousand and No/100

Dollars (\$ 3,000.00) due and payable

One Hundred and No/100 (\$100.00) Dollars on the 1st day of April, 1974, and One Hundred and No/100 (\$100.00) Dollars on the first day of each and every succeeding month thereafter until paid in full, with payments applied first to interest and then to the principal balance remaining due from month to month with interest thereon from date at the rate of eight (8%) per centum per annum, to be paid: monthly

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, Oneal Township, being known and designated as the greater portion of Lot 10 and the adjoining 50 feet of Lot 11 of a subdivision known as Paris View, Section #1, as shown on plat thereof being recorded in the R. M. C. Office for Greenville County in Plat Book VV at Page 101, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of a county road, in the line of Lot No. 10 at a point N. 50-38 E. 25 feet from the joint front corner of Lots 9 and 10, and running thence with a new line through Lot No. 10, S. 39-22 E. 200 feet to an iron pin; thence N. 50-38 E. 125 feet to a point in the center of Lot 11; thence with a line through the center of Lot 11, N. 39-22 W. 200 feet to an iron pin on the southeastern side of a county road (generally known as Darby Road); thence with the line of said road, S. 50-38 W. 125 feet to the beginning corner. Said property consists of the southern one-half of Lot No. 11 and the adjoining 75 feet of Lot No. 10.

It is understood that this mortgage is junior to that mortgage given by the mortgagee to First Federal Savings and Loan Association in the original sum of \$15,000.00, recorded in the R. M. C. Office for Greenville County in Mortgage Book 1265 at Page 92.



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 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.

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