

FILED
GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 17 4 38 PM '74
DONNIE S. TANKERSLEAD
R.H.C.

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, BILLY W. CRAIN

(hereinafter referred to as Mortgagor) is well and truly indebted unto CHARLES A. PARK, INEZ PARK MORGAN,
and JOHN F. PARK

(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

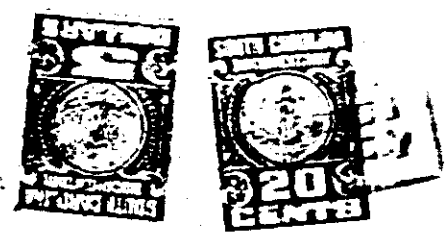
Thirteen Thousand and no/100 ----- Dollars (\$13,000.00) due and payable
in monthly installments of One Hundred Fifty Seven and 73/100 (\$157.73)
Dollars each, commencing on the first day of August, 1974, and on the
first day of each month thereafter until the principle and interest are
fully paid, except that the final payment of principle and interest, if
not sooner paid, shall be due and payable on the first day of July, 1984.
with interest thereon from date at the rate of 8 1/2 per centum per annum, to be paid annually

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, City of Greenville, and being more particularly described as follows:

BEGINNING at an iron pin on the southwest corner of Earl and Wilton Streets and running thence with Earl Street N 83-13 W 54.37 feet to an iron pin; thence, S 6-47 W 150 feet to an iron pin; thence, S 83-13 E 54.37 feet to an iron pin on Wilton Street; thence, with Wilton Street N 6-47 E 150 feet to the beginning corner on Wilton and Earl Streets.



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 Mortgagee covenants that it is lawfully seized of the premises hereinafore described in fee simple absolute, that it has good right and authority 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever, from and against the Mortgagee and all persons who may lawfully claim the same or any part thereof.

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