

MORTGAGE OF REAL ESTATE—Prepared by WILKINS & WILKINS, Attorneys at Law, Greenville, S. C.

1315-773

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUL 11 10 23 AM '74

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

WHEREAS, **Donnie S. Tankersley**
Evelyn B. Rowland

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Luthi's, 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

EIGHT THOUSAND TWO HUNDRED FIFTY & no/100-----Dollars (\$ **8,250.00**) due and payable

one (1) year from date

with interest thereon from date at the rate of **9%** per centum per annum, to be paid at maturity

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, the Mortgagee's heirs, successors and assigns:

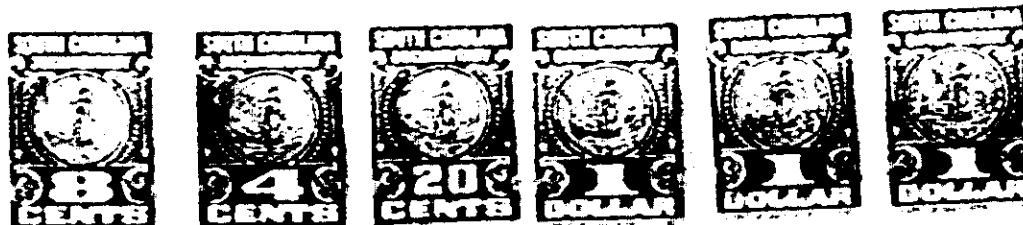
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of **Greenville**, on the Eastern side of **White Horse Road**, being shown and designated as a portion of **Lot No. 23** on **Map 2 of Camilla Park**, recorded in plat **Book M**, at page **85** and being more particularly described as follows:

BEGINNING at an iron pin on the Eastern side of **White Horse Road** at the joint corner of **Lots 23 and 24** and running thence with **White Horse Road**, North **9-16 East 53 1/3 feet** to a point in the front line of **Lot 23**; thence in a new line through **Lot 23**, South **80-44 East 200 feet** to an iron pin in line of **Lot 46**; thence South **9-16 West 53 1/3 feet** to pin; thence with the line of **Lot 24**; North **80-44 West 200 feet** to a pin on **White Horse Road**, the point of beginning.

ALSO:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of **Greenville**, located on the north side of **Daniel Avenue**, near the City of **Greenville** and being shown as the eastern portion of **Lots 48 and 49** on **Plat No. 2 of Camilla Park** recorded in the **RMC Office for Greenville County** in **Plat Book M**, at **Page 85**, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin at the northwest corner of the intersection of **Daniel Avenue and Flora Avenue** and running thence along the north side of **Daniel Avenue**, N. **80-44 W. 100 feet** to an iron pin at the corner of the lot heretofore conveyed to **Frank A. Hiott**; thence on a line through the center of **Lots Nos. 48 and 49**, N. **9-01 E 158 feet** to an iron pin in the line of **Lot No. 50**; thence along the line of **Lot No. 50**, S. **79-34 E. 99.9 feet** to an iron pin at the corner of **Lot No 50** on the west side of **Flora Avenue**; thence along the west side of **Flora Avenue**, S. **9-01 W. 156 feet** to the beginning corner.



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 taxes, premiums, and licensing features now or hereafter attached, connected, or vital thereto in any manner, to-wit: being the maintenance of the premises herein, but 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 hereinafter described in this mortgage, that it has good right and is lawfully authorized to sell, convey, or execute the same, and that it is not subject to any other mortgages and encumbrances except as provided herein. The Mortgagee further covenants to warrant and defend the premises hereinafter described and premises unto the Mortgagee forever, free and against the Mortgagee and all persons whatsoever.

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