

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 30 3 28 PM '74

MORTGAGE OF REAL ESTATE

DONNIE S. TANKERSLEY TO ALL WHOM THESE PRESENTS MAY CONCERN:  
R.M.C.

WHEREAS, JOHN L. KUYKENDALL

(hereinafter referred to as Mortgagor) is well and truly indebted unto JAMES M. LATIMER, SR.

(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 FIVE THOUSAND AND NO/100 Dollars \$5,000.00 due and payable

One Thousand Dollars (\$1,000.00) plus accrued interest on May 1, 1975 and an equal amount, plus accrued interest, on the 1st day of May each year thereafter until paid in full.

May 1, 1974

with interest thereon from ~~40~~ at the rate of six per centum per annum, to be paid: annually

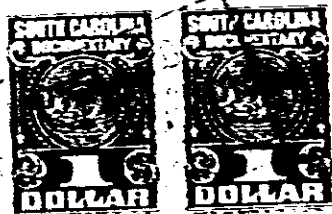
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, containing 10.42 acres, more or less, and, according to a plat entitled "Property of J. M. Latimer" dated April 1974 by C. O. Riddle, RLS, having the following metes and bounds, to wit:

BEGINNING at a point in the center of Hopkins Drive, which point is 773.8 feet from the intersection with Chandler Road and running thence with said Hopkins Drive, S. 34-02 E., 375 feet to a point, corner of property now or formerly of Sydney Josey Mims; thence N. 47-37 W., 1386 feet to an old iron pin, corner of property of Kiykendall; thence N. 79-43 W., 472.6 feet to an iron pin; thence S. 47-21 W., 1044.9 feet to a point in the center of said Hopkins Drive, the point of beginning.

This is the identical property conveyed to the mortgagor by deed of the mortgagee to be recorded herewith and this mortgage is given to secure a portion of the purchase price.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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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