

FILED
GREENVILLE CO. S. C.
SEP 6 3 27 PM '74
DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

WHEREAS, I, Elizabeth W. Parks Cureton,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Levis L. Gilstrap, His Heirs and Assigns,

(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

Six Thousand One Hundred Nine and 65/100 - - - - - Dollars (\$ 6,109.65) due and payable at the rate of Sixty-eight And 31/100 Dollars (\$68.31) per month beginning April 1, 1974, and a like amount each month thereafter until paid in full.

with interest thereon from date at the rate of Six 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, near the City of Greenville on the South Side of McMakin Drive, being shown as Lot No. 70 on plat of Perry Property in Sans Souci, which plat is recorded in the R. M..C. Office for Greenville County in Plat Book "I", at Page 32, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of McMakin Drive at the joint corner of Lots No. 69 and 70, said pin also being 150 feet West from the Southwest corner of the intersection of McMakin Drive and King Street and running thence with the line of Lot No. 69 S. 10-17 E. 150 feet to an iron pin; thence S. 79-28 W. 50 feet to an iron pin; thence with the line of Lot No. 71 N. 10-17 W. 150 feet to an iron pin on the south side of McMakin Drive; thence with the south side of McMakin Drive N. 79-28 E. 150 feet to the beginning corner.

This is the same property conveyed to me by deed of Levis L. Gilstrap dated March 26, 1974.



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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