

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

WHEREAS, Marvin W. Wall and Janet B. Wall

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

Joe J. Huskey and Eunice J. Huskey

(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 and no/100 Dollars (\$ 8,000.00) due and payable

in monthly installments of One Hundred Seventeen and 28/100 (\$117.28) Dollars, for a period of 96 months, beginning the 15th day of October, 1974,

with interest thereon from date at the rate of 9 1/2 per centum per annum, to be paid with principal:

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 accounts 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

All that piece, parcel or lot of land in Glassy Mountain Township, Polk County, State of South Carolina, known and designated as Lot No. 1843 of the property of Tryon Development Company, known as Lake Lanier, made by George Kershaw, C. E., and duly recorded in the office of the Register of Mesne Conveyance for Greenville County, in Plat Book No. G, said lot having a frontage of 58.4 feet on West Lake Shore Drive, rear of said lot on the shore of Lake Lanier, being 71.2 feet, having a depth of 146 feet on the North line and a depth of 187 feet on the South line.

This property is subject to the conditions, restrictions and covenants set forth in deed to Olivia Ericsson Haenzel, by Tryon Development Company by deed dated October 7, 1925, recorded in Book 122, page 28, in the Office of the Register of Mesne Conveyance for Greenville County, reference being hereby had to said deed in aid of the description. Said lot being conveyed subject to the conditions, restrictions, and covenants as set out in said deed.



Together with all and singular rights, members, heritaments, 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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