

STATE OF SOUTH CAROLINA }  
 COUNTY OF GREENVILLE }

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

WHEREAS, we, Lee W. Bryant and Virginia L. Bryant, are

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. L. Gray and Peggy J. Gray

(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

Seven Thousand and No/100----- Dollars (\$ 7, 000. 00 ) due and payable

according to the terms of that certain promissory note of even date

with interest thereon from \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum, to be paid:

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, in the Town of Mauldin, being known and designated as Lot No. 52 of a subdivision known as Cedar Terrace as shown on plat recorded in the R. M. C. Office for Greenville County in Plat Book BBB, at Page 137, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southern edge of Ellen Lane at the joint front corner of Lots 51 and 52, and running thence along the line of Lots 51 and 58, S. 9-36 W. 155.5 feet to an iron pin at the rear corner of Lot 56; thence along the rear line of Lots 56 and 55, N. 64-40 W. 131.4 feet to an iron pin at the rear corner of Lot 54; thence along the line of Lots 54 and 53, N. 17-53 E. 161.2 feet to an iron pin on the southern edge of Ellen Lane; thence along the southern side of Ellen Lane, S. 58-38 E. 80 feet to an iron pin; thence continuing along the southern edge of Ellen Lane, S. 61-0 E. 30.6 feet to the beginning corner; being the same conveyed to the mortgagors by the mortgagees by deed of even date, to be recorded herewith."

This is a second mortgage and is junior in lien to that mortgage executed to the First Federal Savings & Loan Association of Greenville, which mortgage is recorded in the R. M. C. Office for Greenville County in Mortgage Book 1058, at Page 410.



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.