

FILED GREENVILLE CO. S. C.

This is a 2nd mortgage
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAR 16 11 36 AM '76
CONNIE S. TANKERSLEY
R.M.C.

WHEREAS, Boyce T. Hyder and Brenda K. Hyder,

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

(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
Two Thousand, Eight Hundred Seventy-Six and 83/100-----
Dollars (\$2, 876. 83) due and payable

in sixty (60) monthly installments of \$56.78, beginning May 1, 1976, and the final payment of \$76.83 to be due the month following the 60th payment,

with interest thereon from date at the rate of eight per centum per annum, to be paid: monthly

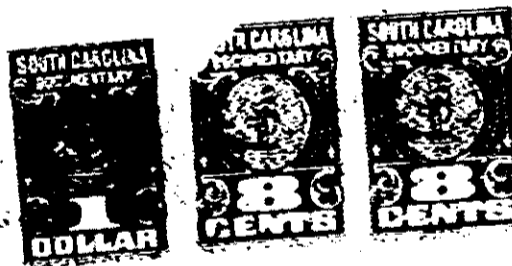
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, on the western side of Franklin Road and being known and designated as Lot No. 241 on plat of property of Colonial Company recorded in the RMC Office for Greenville County in Plat Book "J" at Page 4 and said lot also being designated as sold on plat of property of S. L. Styles, recorded in Plat Book "K" at Page 4 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Franklin Road at the corner of Lot No. 1 of the property of the said S. L. Styles and running thence N. 57-02 W. 200 feet to an iron pin; thence S. 32-58 W. 65 feet to an iron pin; thence S. 57-02 E. 200 feet to an iron pin on the western side of Franklin Road; thence along said road N. 32-58 E. 65 feet to the point of beginning.

This is junior in lien to that certain mortgage given to Fidelity Federal Savings and Loan Association by the Mortgagors on March 12, 1976.



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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