

JUL 28 2 09 PM '76

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

HONNIE S. TANKERSLEY
R.M.C.

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

WHEREAS, RICHARD B. LANKFORD, II., AND JANE W. LANKFORD

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

(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

Thirty-Seven Thousand Five Hundred & No/100----- Dollars (\$ 37,500.00) due and payable

\$268.67 per month-----

with interest thereon from _____ date _____ at the rate of 6% 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, in Paris Mountain Township, being known and designated as Lot No. 4 of Section B on plat of Paris Mountain Land Company, as shown on a plat of record in the R.M.C. Office for Greenville County, in Plat Book A, page 275, and having the following metes and bounds, to-wit:

BEGINNING at a point on the South side of New road, opposite the northwest corner of Lot No. 1, and running thence S. 63-3/4 W. 360 feet to stake; thence S. 42 E. 530 feet to stake; thence N. 27-1/2 E. 390 feet to a stake on said road; thence with said road as a line in a westerly direction, 300 feet to the beginning.

If after one year Purchasers desire to move, they shall deed property back to Seller and all payments shall be treated as rent-with no reimbursements for insurance, taxes, repairs, etc. Seller agrees then to cancel note and mortgage.

This being the same property conveyed to Richard B. Lankford II and Jane W. Lankford by Marjorie Osteen Webb and being recorded this 28th day of July, 1976.

Marjorie Osteen Webb, Roe Ford Rd.
Green Valley, Greenville, S. C.



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.

0905

4328 RV-25