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R.M.C.
FILED

MORTGAGE OF REAL ESTATE—OFFICE OF THE RECORDER OF DEEDS, GREENVILLE CO., S.C. Arnold & Thomason, Attorneys at Law, Greenville, S. C.

Dec 21 12 43 PM '77

DONNIE S. TANKERSLEY
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BOOK 1385 PAGE 750

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

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TO ALL WHOM THESE PRESENTS MAY CONCERN: Gother Smith,

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto J. H. Mauldin,

(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

Three Thousand One Hundred and no/100-----DOLLARS (\$3,100.00),
with interest thereon from date at the rate of 6 per centum per annum, said principal and interest to be repaid: Payable \$94.31 on the 20th day of each and every month hereafter, the first payment to be due on January 20, 1977, with a like payment on the 20th day of each month thereafter, payments to be applied first to interest, balance to principal, balance due three years from date, interest at 6 per cent 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 Gantt Township, being known and designated as Lot No. 14 on Lincoln Court as shown on plat recorded in Plat Book W at Page 90 and being situate on the southeast side of Gettysburg Street and having the following metes and bounds:

BEGINNING At an iron pin on said street and running thence with said street, N. 44-05 E. 85 feet to an iron pin; thence with right-of-way of Air Base Spur Track, S. 43-37 E. 143.8 feet to an iron pin; thence S. 44-05 W. 85 feet to an iron pin, corner of Lot 16; thence with line of said lot, N. 43-37 W. 143.8 feet to the beginning.

The above is the same property conveyed to me by J. H. Mauldin by deed dated 3/12/59 and recorded in Deed Book 619 at Page 205, RMC Office for Greenville County. This mortgage is subject to all rights-of-way of record on the ground or under the ground and is also subject to right-of-way given by me to Gantt Sewer, Police and Fire District dated 4/20/74, recorded in Deed Book 997 at Page 673.

DOCUMENTARY
STAMP
TAX
\$01.24
RECORDED
PB. 1318

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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