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GREENVILLE S.C.
MORTGAGE OF REAL ESTATE
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TAMMERSLEY

STATE OF SOUTH CAROLINA MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE
To All Whom These Presents May Concern:

Whereas: JOHN H. Beckroge Jr. AND ANN N. BECKROGE

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

--Cryovac Employees Federal Credit Union-----

P. O. Box 338, Simpsonville, S.C. 29681

(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 four hundred and 00/100-----Dollars \$ 8,400.00 -----

-----for one hundred twenty months @ \$120.54 payable first to interest-----

with interest thereon from date at the rate of one (1) per centum per month to be paid monthly

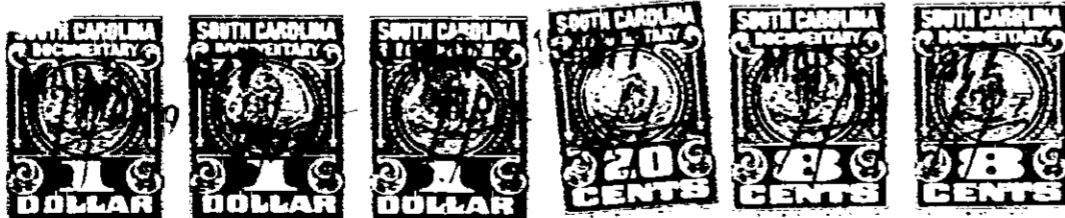
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes;

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, situated, lying and being in the State of South Carolina, County of Greenville, on the northwestern side of Hammett Road, being known and designated as Lots No. 130 and 131 of River Downs, and, according to a plat by Piedmont Engineers and Architects, dated March 7, 1977 entitled "Property of John H. Beckroge, Jr. and Ann N. Beckroge" recorded in Plat Book 6A at page 87 of the RMC Office for Greenville County, having the following aggregate metes and bounds, to wit:

BEGINNING at an iron pin on the northwestern side of Hammett Road, which point is 890 feet from the intersection with Hackney Road, and running thence with Hammett Road S. 40-20 W., 90 feet to an iron pin; thence continuing with said Hammett Road, S. 37-55 W., 90 feet to an iron pin; thence continuing with said Hammett Road, S. 39-13 W., 135 feet to an iron pin, joint corner of Lot 132; thence with the line of Lot No. 132, N. 41-55 W., 288.48 feet to an iron pin; thence N. 54-22 E., 124.7 feet to an iron pin; thence N. 82-26 E., 260 feet to an iron pin; thence S. 22-55 E., 84.2 feet to an iron pin on the northwestern side of Hammett Road, the point of beginning.

This is the same property conveyed to the mortgagors by Deed of Blanche Eugenia Hudson, dated March 9, 1977 and recorded in the RMC Office for Greenville County in Deed Book 1052 at page 452 on March 10, 1977.



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 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 hereinafove 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 defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever claiming the same or any part thereof.

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