

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 27 1 09 PM '77  
BONNIE S. TANKERSLEY  
R.M.C.

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

WHEREAS, WE, ROY T. COCHRANE AND PHYLLIS M. COCHRANE

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

(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 THOUSAND AND NO/100-----

-----Dollars (\$ 30,000.00 ) due and payable

in Two Hundred Forty (240) equal monthly installments in the amount of Three Hundred Thirty and 33/100 (\$330.33) Dollars to be paid the first of each month with the first payment being due and payable July 1, 1978 and to continue until paid in full.

With interest thereon from July 1, 1978 at the rate of 12% 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:

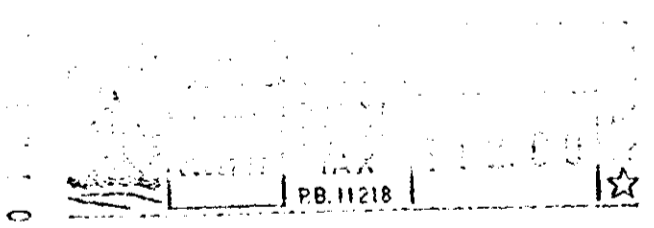
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, being known and designated as Lot No. 93 of a subdivision known as Pebble Creek, Phase 1 as shown on plat thereof prepared by Enwright Associates, Engineers, dated October, 1973, and recorded in the RMC Office for Greenville County in Plat Book 5-D at Page 1-5, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in the joint front corner of Lots Nos. 93 and 94 and following line of Lot 93 N. 42-05 W. 27.98 feet; thence N. 50-20 W. 54.4 feet to an iron pin in the joint front corner of Lots 92 and 93; thence running along line of said Lots N. 34-32 E. 179.76 feet to an iron pin in the joint rear corner of Lots Nos. 92 and 93; thence running along line of Lot No. 93 S. 59-51 E. 169.38 feet to an iron pin in the joint rear corner of Lots Nos. 93 and 94; thence following line of said Lots S. 58-30 W. 215.02 feet to the point of BEGINNING.

This mortgage is junior in lien to that certain mortgage held by Carolina Federal Savings and Loan Association which was duly recorded June 23, 1977 in Mortgage Volume 1402 at Page 58 in the RMC Office for Greenville County, South Carolina.

This being the same property conveyed to the Mortgagors herein by deed of the Master in Equity for Greenville County dated June 23, 1977 and recorded in the Greenville County RMC Office in Deed Book 1059 at Page 165.



Thyra Cochrane  
22 Williams Street  
Glen Head, New York 11545

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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