

MORTGAGE OF REAL ESTATE

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, James D. Hindman and Goldie L. Hindman

hereinafter referred to as Mortgagor) is well and truly indebted unto Rochester Real Estate Company

hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of **EIGHTEEN THOUSAND ONE HUNDRED FORTY-FOUR AND 48/100-----**
----- Dollars \$18,144.48) due and payable

with interest thereon from **March 22, 1979** at the rate of **eight (8%)** per centum per annum, to be paid in accordance with the terms of said Promissory Note.

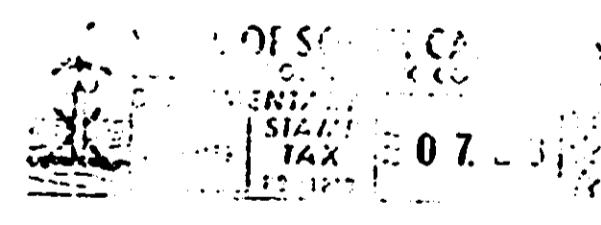
WHEREAS, the Mortgagee may hereafter be compelled to pay to the Mortgagor, or for his account, for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, and any other charges

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the above said 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 Mortgagee in hand well and truly paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its heirs, assigns and assigns forever

ALL that certain piece, parcel, or lot of land, with the improvements thereon, hereafter described therein, situate, lying and being in the State of South Carolina, County of **Greenville**, near the **City of Greenville**, on the **East side of Longwood Drive**, being known and designated as **Lot No. 114 on Plat No. II of Thornwood Acres**, recorded in Plat Book MM at page 105 R.M.C. Office for said County and, according to said plat, having the following metes and bounds:

BEGINNING on an iron pin on the East side of Longwood Drive at the joint front corner of Lots Nos. 113 and 114 and running thence along the East side of Longwood Drive, S 18-58 E 109 feet to an iron pin; thence with the curve of Longwood Drive (the chord of which is S 50-16 E 41 feet) to an iron pin; thence continuing with the curve of Longwood Drive, (the chord of which is N 61-21 E 40.7 feet) to an iron pin on Leafwood Drive; thence along the North side of Leafwood Drive, N 36-37 E 85.5 feet to an iron pin; thence N 41-32 E 64.6 feet to an iron pin, joint corner of Lots Nos. 114 and 116; thence with the line of Lot No. 116, N 30-50 W 90.8 feet to an iron pin, corner of Lot No. 113; thence with the line of Lot No. 113, S 59-28 W 173.5 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Warren Stockton and Nora R. Stockton dated March 18, 1967 and recorded in Deed Book 815 at page 649, records of Greenville County.



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, assigns and assigns forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinafore 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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