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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, --Christ Church--

(hereinafter referred to as Mortgagor) is well and truly indebted unto --Harriet H. Houston--

(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

--Seventy-Four Thousand Five Hundred and No/100-- Dollars (\$ 74,500.00) due and payable on or before March 23, 1986 repayable in quarterly interest installments only upon any balance due hereon until maturity, reserving full power in the maker hereof to anticipate and pay off any balance due hereon at any time prior to maturity hereof without penalty therefor with interest thereon from March 23, 1979 at the rate of nine (9%) per centum per annum, to be paid: quarterly

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:

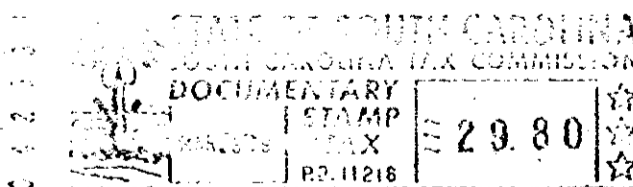
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, and being on the northerly side of East Washington Street, being shown and designated as Lot #3 on a plat of Christ Church property made by W. D. Neves, Engineer, dated September 22, 1929, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at joint front corner of Lots 3 and 4 on the northerly side of East Washington Street and running thence N. 20-38 E. 200 feet to an iron pin at joint rear corner of the said lots on the south boundary of other property owned by the grantee; thence along said boundary N. 69-00 W. 70 feet to an iron pin on the east boundary of other property of the grantee; thence along said boundary S. 20-38 W. 200 feet to an iron pin at joint front corner of Lots 2 and 3 on the northerly side of East Washington Street; thence along East Washington Street S. 69-00 E. 70 feet to an iron pin at the point of beginning.

This is a purchase money mortgage duly authorized, executed, and delivered by the mortgagor to the mortgagee, securing the note of the mortgagor in favor of the mortgagee given simultaneously herewith for the purchase of the above-described property by deed dated March 23, 1979 by Harriet H. Houston to the mortgagor and recorded in Deed Volume 1099 at Page 100 on March 23, 1979.

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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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