

Mortgagee's mailing address: P. O. Box 8815, Greenville, S. C. 29604
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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

MAR 16 3 20 PM '79
MAR 29 2 27 PM '79
DONNIE S. TANKERSLEY R.M.C.
DONNIE S. TANKERSLEY R.M.C.

WHEREAS, Lillian R. Taylor

(hereinafter referred to as Mortgagor) is well and truly indebted unto William H. Orders, Kirby Quinn, Jr., and James H. Simkins

(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

Twenty Three Thousand, Five Hundred and No/100 Dollars (\$) 23,500.00 due and payable
Interest only shall begin Ninety (90) days from the date hereof and shall accrue until January 10, 1980 and said interest shall be due and payable on said date. The within note shall then be paid in monthly installments of \$493.55 per month beginning January 10, 1980 and continuing on the 10th day of each successive month thereafter until February 10, 1982 at which time the entire outstanding principal balance shall be due and payable. The aforesaid payment of \$493.55 shall be applied first to interest and then to principal. Privilege is reserved to prepay this note in full at any time without penalty.

with interest thereon from June 16, 1979 at the rate of 9 1/2 per centum per annum, to be paid: as aforesaid

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

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina and being more particularly described as follows:

BEGINNING at an iron pin on the southeastern side of Atwood Street, 133 feet from southeast corner of Atwood Street and Marshall Avenue, at corner of lot number 3; thence along the east side of Atwood Street S. 56-44 W. 66.5 feet; thence S. 42-12 E. 179.3 feet; thence N. 47-34 E. 67 feet; thence N. 42-41 W. 168.7 feet to the beginning corner.

This being the same property conveyed to the mortgagor by deed of William H. Orders, Kirby Quinn, Jr., and James H. Simkins, of even date, to be recorded herewith.

DOCUMENTARY STAMP
\$ 09.40
FB 11218

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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