

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.
MAY 30 1 34 PM '79
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Joseph F. Floyd and Janie B. Floyd, 14 Anchorage Drive, Greenville, South Carolina 29607 (hereinafter referred to as Mortgagor) is well and truly indebted unto The City of Greenville, a Municipal Corporation, Post Office Box 2207, Greenville, South Carolina 29601

(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 Two Thousand one hundred dollars and 00/100-----

-----Dollars (\$2,100.00-----) due and payable

with interest thereon from 15th day of month after completion of work at the rate of 1 per centum per annum, to be paid: \$18.40 per month (last payment \$18.02) per month.

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, City of Greenville, located on the southwesterly side of Anchorage Drive, known and designated as Lot No. 38 on a plat of Parkview as recorded in the RMC office for Greenville County in plat book M at page 49 and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the southwesterly side of Anchorage Drive, the joint front corner of Lots Nos. 37 and 38, and running thence along the joint line of said lots S. 63-45 W. 150 feet to an iron pin in the rear line of Lot No. 29; thence along the rear line with lots 29 and 28, N. 26-15 W. 50 feet to an iron pin joint rear corner of Lots Nos. 38 and 39; thence along the joint line of lots Nos. 38 and 39, N. 63-45 E. 150 feet to an iron pin on the southwesterly side of Anchorage Drive; thence along the southwesterly side of said street S. 26-15 E. 50 feet to the point of beginning.

Anchorage Drive was formerly known as Anchorage Avenue.

This property is known and designated as Block Book No. 66-1-2.8.

This is the same property conveyed to Joseph F. Floyd and Janie B. Floyd from Mrs. R. L. Waldrop recorded in RMC for Greenville County, South Carolina in Deed Book 895 at page 564, Aug. 7, 1970.

THE CITY ASSUMES ALL STAMPS AND RECORDING FEES.

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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