

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
CO. S. C.
14 AM '79
MERSLEY

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

1474 533

WHEREAS, Lyle D. Milligan and Martha G. Milligan

(hereinafter referred to as Mortgagor) is well and truly indebted unto FINANCEAMERICA MORTGAGE SERVICES INC.

(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

FIFTEEN THOUSAND SEVEN HUNDRED AND NINETY TWO Dollars (\$15792.00) due and payable
in 24 equal monthly payments of \$188.00 dollars

with interest thereon from 2-27-79 at the rate of 16.00 per centum per annum, to be paid:

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, the Mortgagee's heirs, 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, situate, lying, and being in the County of Greenville, State of South Carolina, on the southwestern side of Belleview Drive and being known and designated as Lot No. 29 on Plat of Edvaris Forest recorded in the RMC Office for Greenville County in Plat Book EE at Page 105, and having, according to said plat the following metes and bounis, to-wit:

Beginning at an iron pin on the southwestern side of Belleview Drive at the joint front corner of Lots 28 and 29 and running thence along said Drive, S. 33-47 E. 102.6 feet to an iron pin; thence along the joint line of Lots 29 and 30, S. 56-13 W. 195.18 feet to an iron pin; thence N. 32-53 W. 103.31 feet to an iron pin; thence along the joint line of Lots 28 and 29, N. 56-13 E. 193.6 feet to the point of beginning. This is the same property conveyed to the grantor herein by deed of Lloyd W. Gilstrap dated February 12, 1966, and recorded in the RMC Office of Greenville County in Book 791 at Page 580 on February 11, 1966.

Subject to any and all restrictions, easements, covenants, and rights-of-way affecting said property.

THIS is identical to the property conveyed to the grantor herein by deed of Thomas E. Cannon, Jr. and Martha L. Cannon dated May 11, 1977 and recorded in the RMC Office for Greenville County in Book 1056 page 458 on May 12, 1977.

017

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
\$15,792.00
MAY 12 1979

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 is 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.

0.50

4328 RV-2