

HEED FORM 6005
(S.C. 18-27-11)

FILED
THE CITY ASSessor ALL STATE AND PROCEEDING
S.C.
JUL 27 11 30 AM '79
MORTGAGE OF REAL ESTATE
WERSLEY

1475 PAGE 17
1479 PAGE 830

State of South Carolina
County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

This Mortgage made on or as of the 19th day of July 1979 between
Creative Investors, a partnership 29604 (hereinafter called "Mortgagor") residing at
P. O. Box 8072, Station A, Greenville, S.C. in the City of Greenville
County of Greenville the State of South Carolina, and the United States of America,
(hereinafter called "Mortgagee"), acting by and through the Department of Housing and Urban Development having a
Regional Office at Room 645 Peachtree-Seventh Building in the City of Atlanta, County of Fulton, and State of
Georgia.

WITNESSETH, that to secure the payment of an indebtedness in the principal amount of Fifty seven thousand seven
hundred Dollars (\$ 57,750.00), with interest thereon, which shall be payable in accordance with a certain note, bond or
fifty other obligation (which note, bond or obligation is hereinafter called "Note"), bearing even date herewith, a true and
dollars part hereof, and all other indebtedness which the Mortgagor is obligated to pay to the Mortgagee pursuant to the pro-
visions of the Note and this Mortgage, the within written Mortgage is given.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the said debt and sum of money aforesaid, and for
the better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars
(\$3) 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 said Mortgagee, its successors and assigns, the following de-
scribed real estate, to wit:

ALL that certain piece, parcel or lot of land situate, lying and being on the northern
side of West Park Avenue, in the City of Greenville, County of Greenville, State of
South Carolina, being known and designated as Lot No. 33 of a subdivision of the property
of Cleveland and Williams, plat of which is recorded in the RMC Office for Greenville
County in Plat Book B at Page 5 and according to said plat has the following metes and
bounds, to-wit:

BEGINNING at an iron pin on the northern side of West Park Avenue (formerly Carrier
Street) joint front corner of lots 32 and 33; running thence with the northern side
of West Park Avenue, S. 76 E., 62 feet to an iron pin on the fourteen foot alley;
running thence with the alley, N. 14 E. 150 feet to an iron pin; running thence N.
76 W., 62 feet to the joint rear corner of Lots 32 and 33; running thence S. 14W.
150 feet to the point of Beginning.

THIS is the same property conveyed to Creative Investors from Linda J. Acker recorded in
RMC for Greenville County in Deed Book 1096 at page 131 January 29, 1979.

THIS property is known and designated as Block Book No. 9-3-9.

This mortgage recorded in REM BOOK 1475, PAGE 17, July 27, 1979 is being re-recorded
this 6th day of September, 1979, due to the omission of the rent regulation agree-
ment attached hereto.

TOGETHER with all appurtenances thereto and all the estate and rights of the Mortgagor in and to such property or
in any wise appertaining thereto: all buildings and other structures now or hereafter thereon erected or installed, and
all fixtures and articles of personal property now or hereafter attached to, or used in, or in the operation of, any such
land, buildings or structures which are necessary to the complete use and occupancy of such buildings or structures for
the purposes for which they were or are to be erected or installed, including, but not limited to, all heating, plumbing,
bathroom, lighting, cooking, laundry, ventilating, refrigerating, incinerating and air-conditioning equipment and
fixtures, and all replacements thereof and additions thereto, whether or not the same are or shall be attached to such
land, buildings or structures in any manner:

TOGETHER with any and all awards now or hereafter made for the taking of the property mortgaged hereby, or any
part thereof (including any easement), by the exercise of the power of eminent domain, including any award for
change of grade of any street or other roadway, which awards are hereby assigned to the Mortgagee and are deemed a
part of the property mortgaged hereby, and the Mortgagee is hereby authorized to collect and receive the proceeds of
such awards, to give proper receipts and acquittances therefor, and to apply the same toward the payment of indebted-
ness secured by this Mortgage, notwithstanding the fact that the amount owing thereon may not then be due and pay-
able; and the Mortgagor hereby agrees, upon request, to make, execute and deliver any and all assignments and other
instruments sufficient for the purpose of assigning each such award to the Mortgagee, free, clear and discharged of any
encumbrances of any kind or nature whatsoever; and

TOGETHER with all right, title and interest of the Mortgagor in and to the land lying in the streets and roads in front
of and adjoining the above described land (all the above described land, buildings, other structures, fixtures, articles
of personal property, awards and other rights and interests being hereinafter collectively called the "mortgaged
property")

TO HAVE AND TO HOLD the mortgaged property and every part thereof unto the Mortgagee, its successors and
assigns forever for the purposes and uses herein set forth

AND the Mortgagor further covenants and agrees with the Mortgagee, as follows:

0.8801

4328 RV-2