

FILED
GREENVILLE CO. S. C.

BOOK 1489 PAGE 13
Real Estate Mortgage

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 21 12 19 PM '79
DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 15th day of November, 1979, by Robert D. Cranswick and Carrell M. Cranswick hereinafter called the Mortgagor, in the State aforesaid, Witnesseth:

WHEREAS, the said Mortgagor is truly indebted unto UNITED VIRGINIA MORTGAGE CORPORATION, Richmond, Virginia, hereinafter called the Mortgagee, in the sum of Five Thousand One Hundred Twenty-Five and No/100 (\$ 5,125.00) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 120 consecutive monthly instalments of Eighty-One and 12/100----- (\$ 81.12) Dollars each, the first instalment being due December 15, 1979, and the remaining instalments are due on the 15th day of each month thereafter.

NOW, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor in consideration of the said debts and sums of money aforesaid and for the better securing of the payment thereof, and also to secure the payment of any other sums advanced to said Mortgagor, under the terms and provisions of this Mortgage as hereinafter set forth, to the said Mortgagee according to the condition of said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor in hand well and truly paid by the said Mortgagee, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said Mortgagee, its successors and assigns, the following described property

ALL that certain piece, parcel or lot of land, situate, lying and being on the southwestern side of Seminole Drive, City and County of Greenville, South Carolina, being shown and designated as a portion of Lots 53 and 54 on a plat of SUNSET HILLS, recorded in the RMC Office for Greenville County in Plat Book P at page 19, and having, according to a more recent survey made by J. C. Hill, dated March 26, 1962, entitled "Property of Frank E. and Ruby M. Eskew", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Seminole Drive, said pin being 143 feet southwest of the intersection of Seminole Drive and Waccamaw Drive, and running thence with Seminole Drive, S. 41-10 E. 84.6 feet to an iron pin; thence S. 55-30 W. 176.15 feet to an iron pin; thence N. 41-10 W. 68.6 feet to an iron pin; thence N. 50-53 E. 95 feet to an iron pin; thence N. 48-50 E. 80 feet to a pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Robert C. Parrott dated August 31, 1978, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1086, at Page 514.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP

TOGETHER with all the easements, ways, rights, privileges and appurtenances to the same belonging, including, but not limited to, all and singular the improvements and buildings now or hereafter attached to or used in connection with the above described real estate, all of which shall be deemed realty and conveyed by this mortgage and all of the income, rents and profits which may arise or be had from any portion or all of said property.

TO HAVE AND TO HOLD the property above described, together with all and singular the rights, privileges, tenements, appurtenances and improvements unto the said Mortgagee, its successors or assigns forever.

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