

GREENVILLE
MORTGAGE OF REAL ESTATE
S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
NOV 30 1 45 PM '79
R.M.C. ERSLEY

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1490 PAGE 78

WHEREAS, HENRY METCALF and DORIS M. METCALF

(hereinafter referred to as Mortgagor) is well and truly indebted unto V. ST. C. ALLEN and HELEN M. ALLEN

(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 **Three Thousand Seventy-Five and No 100**-----

----- Dollars (\$ 3,075.00) due and payable

In monthly installments of Seventy-Seven and 90/100 (\$77.90) Dollars commencing January 1, 1980 and Seventy-Seven and 90/100 (\$77.90) Dollars on the first day of each and every month thereafter until paid in full.

with interest thereon from **date hereof** at the rate of **(10) Ten** per centum per annum, to be paid: **Monthly**

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**, being shown on a plat entitled "**Survey for Henry Metcalf**", made by **R. B. Bruce**, Surveyor, **November 24, 1979**, containing **6.96 acres, more or less**, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of a dirt road, N. 88-38 E. 1525.9 feet to an iron pin, thence turning and running with the line of property now or formerly owned by Fred K. and Helen B. Guest, S. 11-00 202.0 feet to an iron pin, thence turning and running with the property line of V. St. C. Allen S. 88-38 W. 1547.7 feet to an iron pin on the eastern side of a dirt road, thence with said dirt road, N. 16-53 E. 208.0 feet to the point of beginning.

Derivation: V. St. C. Allen and Helen M. Allen, Deed Book 1116, page 642, recorded November 30, 1979.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
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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 such 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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