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CO. S. C.  
57 PM '80  
GREENVILLE

# MORTGAGE

This form is used in connection with mortgages insured under the new 40-year family provisions of the National Housing Act.

REC. 1195 320

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

John E. Stromp  
Greenville, South Carolina

of  
, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto **The Kissell Company**

, a corporation  
, hereinafter  
organized and existing under the laws of **Ohio**  
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by  
reference, in the principal sum of **Thirty Three Thousand Five Hundred and No/100**-----  
----- Dollars (\$ **33,500.00** )

with interest from date at the rate of **eight** per centum ( **8** %)   
per annum until paid, said principal and interest being payable at the office of **The Kissell Company**  
in **Springfield, Ohio**  
or at such other place as the holder of the note may designate in writing, in monthly installments of **Two Hundred Forty**  
**Five and 81/100**----- Dollars (\$ **245.81** )  
commencing on the first day of **April**, 19 **80**, and on the first day of each month thereafter until the prin-  
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable  
on the first day of **March, 2010**

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for 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, bar-  
gained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns,  
the following-described real estate situated in the County of **Greenville**  
State of South Carolina:

✓ ALL that certain, piece, parcel or lot of land, situate, lying and being in the County  
of Greenville, State of South Carolina and being known and designated as Lot No. 21,  
Chestnut Hills Subdivision, according to a plat of said subdivision prepared by R. K.  
Campbell, RLS, March, 1954 and which said plat is recorded in the R.M.C. Office for  
Greenville County, South Carolina, in Plat Book GG, at Pages 34 and 35, and according  
to a more recent survey prepared of said property by Freeland and Associates,  
Engineers/Land Surveyors, February 8, 1980, having the following courses and distances,  
to-wit:

BEGINNING at an old iron pin on the edge of Farmington Road, joint front corner with  
Lot 22, and running thence with the common line with said Lot, S. 72-29 E. 136 feet  
to an old iron pin; thence, S. 15-30 W. 45 feet to an old iron pin, joint corner  
with Lot 19; thence running with the common line with Lot 19, S. 61-04 W. 37.5 feet  
to an old iron pin, joint corner with Lots 19 and 20; thence running with the common  
line with Lot 20, N. 70-19 W. 113.6 feet to an old iron pin on the edge of Farmington  
Road; thence, running with the edge of said Road, N. 18-58 E. 67.7 feet to an old  
iron pin on the edge of said Road, the point of Beginning.

This is the same property conveyed by  
deed of Walter H. Rice, Jr., and Mary  
Dennis Rice recorded February 11, 1980.

STATE OF SOUTH CAROLINA  
RECORDS SECTION  
DOCUMENTARY  
1980

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.  
The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has  
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-  
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee  
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:  
1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the  
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on  
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice  
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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