

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

GREENVILLE S.C.
FEB 11 4 11 PM '80
DONNIE S. TANKERSLEY
R.M.C.

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

WHEREAS, Jerry E. Milliken & Charlotte P. Milliken

(hereinafter referred to as Mortgagor) is well and truly indebted unto Sylvia M. Tinsley

(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

Seventy eight hundred & no/100.....Dollars (\$ 7800.00) due and payable on the tenth of each month, commencing March 10, 1980 and each month thereafter for a total of thirteen payments. Final payment must be paid by April 10, 1981.

with interest thereon from NO INTEREST at the rate of 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, 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 and designated as Lot No. 10, addition to Section II, Westcliffe Subdivision, as shown on plat thereof prepared by Piedmont Engineers & Architects on April 3, 1970, and recorded in the RMC Office for Greenville County in Plat Book 4-F, at page 32, and having according to said plat the following metes and bounds, to wit:

BEGINNING at iron pin at the joint front corner of Lots 9 and 10 and running thence N. 17-29 W. 187 feet; running thence along the line of Lot 11, S. 84-25 W. 225 feet to Saluda Lake Road; thence along Saluda Lake Road S. 3-54 E. 126.2 feet to a curve; thence with the curve, the chord of which is S. 35-03 W. 38.6 feet to an iron pin; running thence with Eastcliffe Way S. 74-30 E. 160 feet to the beginning corner.

This property is sold subject to a 25-foot drainage easement on Lots 9 & 10, 12 1/2 feet on Lot 10 and 12 1/2 feet on Lot 9, and also subject to the restrictions recorded against said property and the set back and building line as shown on said plat.

This being the same property conveyed to Sylvia Marie Tinsley in Deed Book 1054, Page 496 on December 30, 1976, and recorded April 12, 1977.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONNIE S. TANKERSLEY
R.M.C.

03 11 1980
03 11 1980

0328

4328 RV-2

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 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.