

MORTGAGE OF REAL ESTATE -

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STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }
S. C. MORTGAGE OF REAL ESTATE

FILED
JUL 27 1980
P. M. C. OFFICE
GREENVILLE, S. C.

ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagee's Address: 40 View Point Drive
Greenville, SC 29609

WHEREAS, Wanda S. Harrison

(hereinafter referred to as Mortgagor) is well and truly indebted unto Julia B. Singleton

(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 Two thousand forty-five and no/100ths

Dollars (\$2,045.00) due and payable

in sixty (60) equal monthly installments of \$48.00.

with interest thereon from July 1, 1980 at the rate of eight (8) 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.

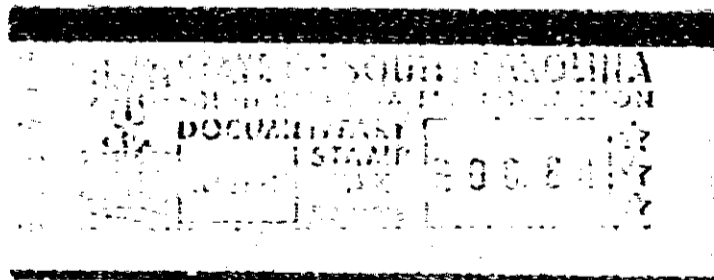
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, on the western side of Dogwood Trail being shown as Lot 3 on a plat of Julia Bell Singleton property made by Piedmont Engineering Service, April 19, 1952, and revised April 29, 1952, recorded in the P. M. C. Office for Greenville County, in Plat Book CC, Page 109, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Dogwood Trail at the joint front corner of Lots 3 and 4 N. 53-45 W. 102.8 feet to an iron pin; thence S. 36-15 W. 130.5 feet; thence S. 32-30 E. 110.1 feet to an iron pin on Dogwood Trail; thence with the western side of Dogwood Trail N. 36-15 E. 170 feet to the point of beginning.

The above described property is conveyed subject to restrictive covenants contained in a deed recorded in the P. M. C. Office for Greenville County in Deed Book 489 at page 471.

This being a portion of that property conveyed to Wanda S. Harrison by Julia B. Singleton by deed dated February 4, 1969 and recorded in the R. M. C. Office for Greenville County in Deed Book 862, at page 422.



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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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