

Mortgagee's Address: 101 Pine Mountain Road Greenville, SC 29607

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.
NOV 17 3 16 PM '80
SONNENSHINE AND SONS
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 1524 PAGE 573

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Mary Daniel Sloan

(hereinafter referred to as Mortgagor) is well and truly indebted unto David Griggs

(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 One Thousand Eight Hundred Forty Eight and No/100

----- Dollars (\$1,848.00) due and payable
as per the terms of the note

with interest thereon from date at the rate of 13% 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

ALL that piece, parcel or lot of land, with the improvements thereon, situate, lying and being near the City of Greenville, Greenville County South Carolina, and being more particularly described as Lot 235 Section I as shown on a plat entitled "Subdivision of Village Houses, F. W. Poe Mfg. Co., Greenville, S.C.", made by Dalton & Neves, July, 1950, and recorded in the RMC Office for Greenville County in Plat Book Y, at Pages 26-31, inclusive. According to said plat, the within described lot is also known as No. 22 Seventh Avenue and fronts thereon 75 feet.

This being the same property conveyed to the Mortgagor herein by deed of Gwendolyn Sloan McCurdy as recorded in Deed Book 1025 at Page 858 on October 15, 1975 in the RMC Office for Greenville County, S.C..

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RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF THE STATE OF SOUTH CAROLINA
GREENVILLE COUNTY
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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 of all 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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