

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

FILED S.C.

MORTGAGE OF REAL ESTATE

1525-773

AP '80

TO ALL WHOM THESE PRESENTS MAY CONCERN:

RISLEY

WHEREAS, Clarence Aiken, Jr. and Sadie Aiken

(hereinafter referred to as Mortgagor) is well and truly indebted unto William Randolph Hale, III, and Nancy Ann Hale Riley as Trustees under the written Declaration of Trust executed by W. R. Hale, Jr., on September 24, 1927.

(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 Seventeen Thousand Nine Hundred and NO/100ths Dollars (\$17,900.00 ) due and payable

in Sixty (60) equal monthly installments of Three Hundred Ninety Eight and 18/100ths (\$398.18) Dollars, beginning January 1, 1981, and continuing thereafter on the 1st day of each successive month until paid in full

with interest thereon from date at the rate of 12 per centum per annum, to be paid: included in monthly payment

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 situate, lying and being in Greenville County, State of south Carolina, being known and designated as the rear portion of Lot 15 on a plat of property of Mrs. H. D. Wilkins made by R. E. Dalton dated March, 1924, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book F, at Page 209, and being more particularly described according to said plat as follows, to-wit:

BEGINNING at an iron pin on the Northside of Otis Street at point 110 feet from the Northwest corner of intersection of Otis Street and Elm Street and running thence with Otis Street South 72-00 West 60 feet to an iron pin, joint corner of Lots 15 and 16; thence along line of Lot 16, North 15-45 West 63.05 feet to a point, rear corner of Lots 14, 15, 16 and 17; thence along line of lot 14, North 72-00 East 60 feet to an iron pin on line of Lots 14 and 15; thence running South 15-45 East 63.05 feet to an iron pin on North side of Otis Street, the point of BEGINNING. The lot of land herein described is bounded generally on the North by Lot 14, on the East by remaining portion of Lot 15, on te South by Otis Street, and on the West by lot 16."

This is the same property conveyed unto Mortgagors by Deed of Mortgagee and recorded simultaneously herewith.

MORTGAGEE'S ADDRESS

3516 EAST MAIN ST  
GREENVILLE, SC

Together with all and singular rights, members, herditaments, 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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