

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE
FEB 2 4 20 PM '81 ALL WHOM THESE PRESENTS MAY CONCERN
DONN HARRISLEY
R.M.C.

WHEREAS, Randolph Leaks and Lula Mae D. Leaks, their heirs and assigns forever:

hereinafter referred to as Mortgagor) is well and truly indebted unto
HOUSEHOLD FINANCE CORPORATION of South Carolina

(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 Amount Financed of Six thousand seven hundred eight dollars and 59/100

Dollars (\$ 6,708.59****) due and payable

APR

with interest thereon from 2/23/81

at the rate of 10.000*****~~PER ANNUM~~ to be paid:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, 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, Gantt Township, being known and designated as Lot No. 27 of a subdivision of the property of Lanco, Inc. as shown on plat prepared by R. K. Campbell and Webb Surveying & Mapping Co., October 1963, and recorded in the RMC Office for Greenville County in Plat Book RR at page 199, and having according to said plat the following metes and bounds to-wit:

Beginning at an iron pin on the western side of Malone Street, joint front corner of Lots 26 and 27 and running thence along the joint line of said lots S. 71-20 W. 200 feet to an iron pin; thence N. 25-30 W. 50 feet to an iron pin; thence N. 11-15 W. 20 feet to an iron pin at the rear corner of Lot 26; thence along the line of that lot N. 71-04 E. 211.7 feet to an iron pin on the western side of Malone Street; thence along the western side of Malone Street, S. 18-30 E. 70 feet to the beginning corner.

This is the same lot conveyed to grantor by Ward S. Stone by deed recorded October 2, 1970 in deed vol. 699 page 544 of the RMC Office for Greenville County, S. C., and is conveyed subject to restrictions applicable to said subdivision recorded in vol. 771, page 223; and to a 25 foot right of way for a sanitary sewer line crossing the rear of this lot, and any recorded easements or rights of way or those shown on the plat or on the ground.

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This is the same property as conveyed to the Mortgagor herein by deed dated 6/4/71 by Chas. A. Mundy and recorded on 6/4/71 in book 317 page 201 of the Office of Recorder of Deeds of Greenville County, South Carolina.

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.

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