

MORTGAGOR ADDRESS: 2406 East Lee Road
Taylors, S.C. 29687

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
JUL 24 1 50 PM '81
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

200. 1517 PAGE 816

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Charles E. Mantooth and Marsha Nelson Mantooth

(hereinafter referred to as Mortgagor) is well and truly indebted unto Charles Montgomery
2406 East Lee Road, Taylors, South Carolina 29687

(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 Fourteen Thousand no/100

Dollars (\$ 14,000.00) due and payable

in 180 consecutive monthly installments of \$168.00 beginning thirty
(30) days from date with balance due and payable in fifteen years from
date.

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

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 as-
signs:

"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, and being near the City of Green-
ville, being known and designated as Lot #4, on plat of Property of Robert
H. Smart and Maria Van Weert Smart, and also shown on plat of Re-Subdivision
of Lots 43 and 44 of Dixie Farms, which plat is recorded in the RMC Office
for Greenville County, South Carolina in Plat Book "YYY" at page 145 and
having according to said plat the following metes and bounds, to-wit:

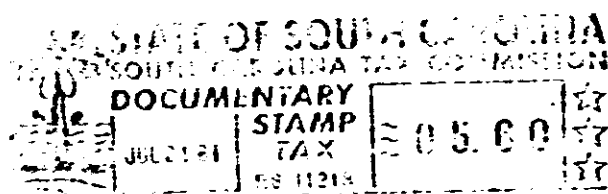
BEGINNING at an iron pin on the northwestern side of Lamont Lane, joint
front corner of Lots Nos 44 and 45 of Dixie Farms as shown on plat recorded
in the R.M.C. Office for Greenville County in Plat Book "L" at page 5 and
running thence along the northwestern side of Lamont Lane S. 60-47 W. 95
feet to an iron pin; thence in a new line of Lot No. 44 of Dixie Farms and
along the joint line of Lots Nos. 3 and 4 of the re-subdivision, N. 26-35 W.
250 feet to an iron pin; thence N. 60-47 E. 95 feet to an iron pin at the
joint rear corner of Lots Nos 44 and 45 of Dixie Farms; thence along the
common line of said lots, S. 26-35 E. 250 feet to an iron pin, the point
of Beginning.

This conveyance is the identical property conveyed to Charles E. Mantooth
and Marsha Nelson Mantooth by deed of Charles Montgomer on July 24, 1981
and recorded in deed book 1152 at page 342 in the R.M.C. Office for Green-
ville County on JULY 24, 1981.

It is agreed by the mortgagor and mortgagee if the above property is sold
prior to full payment of this mortgage that the sale must be approved by
the mortgagee as to the prospective purchaser, otherwise, the note and
mortgage will be due and payable in full.

NO TITLE EXAMINATION!

2 JUL 24 1981 212



Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or ap-
pertaining, 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.

4-15CT

4328 RV-2