

MORTGAGEES ADDRESS: 432 Piney Grove Rd 10 Greenville, SC 29607

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE } FILED  
CO. S.C. MORTGAGE OF REAL ESTATE BOOK 1558 PAGE 266

3 48 PM '81 TO ALL WHOM THESE PRESENTS MAY CONCERN:  
ANNERSLEY

WHEREAS, CHARLES E. HUTCHINSON and RITA M. HUTCHINSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto Carol C. Graham

(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 TWENTY ONE THOUSAND TWO HUNDRED AND NO/100..... Dollars (\$ 21,200.00..) due and payable

\$218.08 per month for a total of 96 months with the balance being due and payable on the 1st day of the 97th month. Payments to commence on December 1, 1981, and continue on a like day thereafter. \*

with interest thereon from date at the rate of twelve per centum per annum, to be paid: monthly

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

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, known and designated as Lot No. 35 on a plat of Section 2, Sunset Heights Subdivision, recorded in Plat Book RR at Page 85 in the RMC Office of Greenville County, South Carolina, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Vesper Circle, the front joint corner of Lots Nos. 35 and 36; thence with the joint line of said lots S 86-45 W, 210 feet to an iron pin; thence N 68-34 W, 23.8 feet to an iron pin, corner of Lot No. 34; thence with the line of said lot N 53-46 E, 227.6 feet to an iron pin on the southwest side of Vesper Circle; thence with the southwest side of said street S 30-16 E, 40 feet to a point; thence continuing S 16-16 E, 100.7 feet to the beginning corner.

This being the same property conveyed by Carol C. Graham recorded of even date.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
DOCUMENTARY  
NOV 23 1981  
STAMP

\* Mortgagor agrees to obtain new financing and satisfy this mortgage at any time prior to the end of its term if the interest at lending institutions in the local area drops to 13-1/2%. This mortgage can be prepaid at any time, in whole or in part, without penalty.

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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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