

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
S. C.
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HARRIS
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This is a second mortgage
BOOK 1584 PAGE 970

MORTGAGE OF REAL ESTATE
ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Henry P. Aldredge and Martha B. Aldredge

(hereinafter referred to as Mortgagor) is well and truly indebted unto Hamlet Builders, Inc.

(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

According to term of promissory note Dollars (\$34,500.00) due and payable
of even date herewith

with interest thereon from date of note at the rate of 10% per centum per annum, to be paid:

final payment due January 3, 1984

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

Being known and designated as Lot No. 128 of a subdivision known as Pebble Creek, Phase I, as shown on plat thereof being recorded in the RMC Office for Greenville County in Plat Book 5-D at Pages 1-5, and having according to said plat such metes and bounds as appears thereon.

This is the same portion of property conveyed to Hamlett Builders, Inc., by deed of Pebblepart, Ltd., a South Carolina Limited Partnership, dated May 2, 1979 and recorded May 8, 1979 in Deed Volume 1181 at page 956.

This conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances, restrictions, protective covenants that may appear of record or on the premises.

In the event the mortgagor sells the property which secures this mortgage, this second mortgage shall become due and payable immediately.

Mortgages & admin: P.O. Box 776, Taylors, S.C. 29687

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
\$ 13.60

Together with all and singular rights, members, hereditments, 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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