

JAMES W. FAYSSOUX, P.A., 18 LAVINIA AVENUE
LAW OFFICES OF DRISSEXTER, FAYSSOUX & COMPANY, GREENVILLE, SOUTH CAROLINA
C.O.S.C.

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAR 25 2 47 PM '82
CORRECTIONAL INSTITUTION
GREENVILLE
R.M.C.

BOOK 1536 PAGE 697

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Larry P. McCartney and Peggy N. McCartney

(hereinafter referred to as Mortgagor) is well and truly indebted unto The South Carolina National Bank, Greenville, 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 sum of Seven Thousand Five Hundred Forty Four and 16/100

-----Dollars (\$ 7,544.16) due and payable
in 48 equal monthly payments of \$157.17 each beginning May 15, 1982
and continuing on the same date of each succeeding month thereafter until paid in full,

with interest thereon from date at the rate of 18% 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, the Mortgagee's heirs, 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, shown on plat entitled "Property of Larry P. McCartney" prepared by Jones Engineering Service dated December 13, 1978 and recorded in the RMC Office for Greenville County in Plat Book 6-Y at Page 15, containing 1.0 acres located on the southwestern side of Hammett Road and having such metes and bounds as are shown on said plat.

This being the same property acquired by the mortgagors by deed of Heritage Homes, Inc., dated January 9, 1979 and recorded in the RMC Office for Greenville County in Deed Book 1095 at Page 365 on January 15, 1979.

MORTGAGEE'S MAILING ADDRESS: P.O. Box 969
Greenville, S. C. 29602

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS COMMISSION
DOCUMENTARY
STAMP
\$ 03.04
APR 25 1982

SC70 --- 1 MR29 82 872

4.0000

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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