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MORTGAGE OF REAL ESTATE Offices of: Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

REC'D  
S. C.  
APR 25 4 35 PM '82  
BANK OF TRAVELERS REST  
R.M.C.

Mortgagees Address:  
Post Office Box 485  
Travelers Rest, SC 29690

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TRAVELERS REST MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Milburn L. Riley and Frankie Riley  
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto BANK OF TRAVELERS REST

(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-five thousand five

hundred and no/100ths ----- DOLLARS (\$ 25,500.00).  
with interest thereon from date at the rate of 17.00 per centum per annum, said principal and interest to be repaid:

in 59 monthly installments of \$392.44 each commencing May 1, 1982 with like payments on the same date of each month thereafter until April 1, 1987 at which time the entire outstanding principal balance and any accrued interest shall become immediately due and payable.

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, at the southeastern corner of the intersection of Old Buncombe Road and Courtney Circle being shown and designated as a portion of Lot No. 2 on plat of Casa Loma Estate, prepared by Piedmont Engineering Service, recorded in Plat Book S at page 65 and being described more particularly, to wit:

BEGINNING AT an iron pin on the southern side of Courtney Circle at the joint front corner of the within described property and the property now or formerly belonging to Blackwell, which iron pin is 132 feet more or less from the intersection of said Circle & Old Buncombe Road, and running thence along the common line of said Blackwell property S 18-00 W, 118 feet to an iron pin at the joint rear corner of said property; thence N 67-05 W, 123 feet to an iron pin on the eastern side of Old Buncombe Road; thence along the eastern side of said Road N 12-44 E, 92.3 feet to an iron pin at the intersection of said Road and Courtney Circle; thence along the southern side of Courtney Circle S 78-36 E, 132 feet more or less to an iron pin, the point of beginning.

DERIVATION: Deed of Eunice G. Green recorded March 29, 1982 in Deed Book 1164 at page 540 in the RMC Office for Greenville County.

At the option of the mortgagee the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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DOCUMENTARY  
10.20.82