

MORTGAGE OF REAL ESTATE -

BOOK 1586 PAGE 020

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FILED  
CO. S. C.  
3 20 PM '82  
DONNIE WANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Rickey H. Robison and Sandra T. Robison

(hereinafter referred to as Mortgagor) is well and truly indebted unto Hubert E. Nolin

(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

EIGHT THOUSAND, TWO HUNDRED NINETY ONE & 68/100 Dollars (\$ 8,291.68 ) due and payable

\$100.00 per month, commencing December 17th, 1980 and to continue at the rate of \$100.00 per month until paid in full, with each payment applied first to interest and balance to principal

with interest thereon from date at the rate of 12% 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 Greenville and being more particularly described as Lot No. 60, Section 1 as shown on a plat entitled Subdivision for Abney Mills, Brandon Plant, Greenville, S. C. made by Dalton & Neves, February 1959 and recorded in the RMC Office for Greenville County in Plat Book ZZ, at pages 56-59, inclusive. According to said plat, the within described lot is also known as No. 22 Bennett Street and fronts thereon 74 feet.

This being the same property conveyed to the Mortgagors herein by deed of Minnie P. Nolin as recorded in the RMC Office for Greenville County in Deed Book 1052, page 386 on the 9th day of March, 1977.

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

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STATE OF SOUTH CAROLINA  
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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 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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