

10 Smythe Street; Greenville, S.C. 29611

1572 218

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE S.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNA M. PSLEY
R.M.C.

WHEREAS, Steven A. Parent

(hereinafter referred to as Mortgagor) is well and truly indebted unto Maude W. Mahoney

(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

One thousand two hundred fifty and no/100 ----- Dollars (\$ 1,250.00) due and payable

according to the terms of that certain promissory note executed on even date herewith.

with interest thereon from date at the rate of 12% per centum per annum, to be paid: with the principal.

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, City of Greenville, Greenville Township and being known and designated as the eastern half of lot 15 of West Croftstone Acres as shown on a plat thereof recorded in the RMC Office for Greenville County in Plat Book E at Page 36 and having the following metes and bounds to wit:

BEGINNING at an iron pin on the southern side of Wedgewood Drive (or Avenue) at the center part of the front line of lot 15 and running thence along Wedgewood Drive in an easterly direction 115 feet to an iron pin at the new joint front corner of lots 15 and 16; thence along the new common line of lots 15 and 16 S. 07-30 E. 264.1 feet to an iron pin at the new joint rear corner of lots 15 and 16; thence with the rear line of lot 15 S. 73-50 W. 102.5 feet, more or less, to an iron pin at the center part in the rear line of lot 15; thence in a line through the center of lot 15 in a northerly direction 263.25 feet, more or less, to the beginning corner.

The above described property is the same acquired by the mortgagor by deed from the mortgagee dated June 4, 1982, to be recorded herewith.

RECORDED
1982 JUN 14 PM 4:18
R.M.C.

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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 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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