

STATE OF SOUTH CAROLINA } FILED  
 COUNTY OF GREENVILLE } CO. S. C. MORTGAGE OF REAL ESTATE  
 TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEP 30 4 45 PM '82

WHEREAS, HEYWARD R. JONES, ROSS B. McCONNELL  
 R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto ALFRED M. RAWLINGS, whose address is 39 E. Tallulah Drive, Greenville, S.C., 29605,

(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 -----

Thirty-Six Thousand Two Hundred Fifty & No/100--- Dollars (\$ 36,250.00 ) due and payable as per the terms of said note

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of 13% per centum per annum, to be paid: as per the terms of said note.

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, in Greenville Township, near the City of Greenville, north of Rutherford Road, at the joint corner of Pine Street and Scott Street, being the western portion of Lot 8 as shown on plat of E. E. Watson Property prepared by G. A. Ellis, July, 1945, recorded in the RMC Office for Greenville County in Plat Book U at Page 191 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING on the east side of Pine Street at the intersection with Scott Street and running thence with the eastern side of Pine Street S. 22-08 E. 51 feet to an iron pin; thence with the line of Lot 7, N. 70-00 E. 112 feet, to a point; thence with the Watson line N. 22-08 W. 51 feet, more or less, to an iron pin; thence with the south side of Scott Street S. 69-37 W. 112 feet to the point of beginning.

ALSO: ALL that certain lot located in the City of Greenville, S.C., on the northern side of Birnie Street and the eastern side of Witts Alley, being shown on a plat made by C. O. Riddle, March 28, 1957, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin at the intersection of Birnie Street and Witts Alley and running thence along Witts Alley N. 29-20 E. 77.8 feet to the corner of lot now or formerly of Ellen W. Hart; thence along the line of that lot S. 60-30 E. 57.7 feet to an iron pin; thence S. 29-30 W. 77.8 feet to an old iron pin on the northern side of Birnie Street at the corner of a rock wall; thence along Birner Street N. 60-30 W. 57.7 feet to the beginning corner.

ALSO: ALL that certain lot of land in Greenville County, S.C., being shown and designated as Lot 18, Block A, on plat of Jefferson Heights recorded in the RMC Office for Greenville County, S.C., in Plat Book C at Pages 34 and 35 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on First Avenue at the joint front corner of Lots 17 and 18 and running thence with the joint line of said lots N. 81-40 E. 87.5 feet to the joint rear corner of Lots 18 and 43; thence with the line of Lots 18 and 43, S. 0-30 W. 25 feet to the joint rear corner of Lots 18 and 43; thence along the joint line of Lots 18 and 19, S. 81-40 W. 87.5 feet to a point on First Avenue; thence along First Avenue N. 0-30 E. 25 feet to the point and place of beginning.

ALSO: ALL that certain lot in the City of Greenville, Greenville County, S.C., on the southern side of Dime Street, in Nicholtown, being shown as Lot 3 of Block 1 on Sheet 201 on the Greenville County Tax Maps and described as follows:

BEGINNING at a point on the southern side of Dime Street, said point being 263.5 feet west from Rebecca Street (sometimes known as Cook Avenue) at the  
 (Continued)

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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