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MORTGAGE OF REAL ESTATE
NOV 12 2 20 PM '82
JANAKERSLEY
R.M.C.

Mail To: # 7 High Hill Street
Greenville, South Carolina
29605

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

BOOK 1585 PAGE 870

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Thomason and Janes Real Estate, Inc.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Dorothy Craft

(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 sixty and no - - - - - Dollars (\$ 1060.00) due and payable

Terms and conditions of repayment as incorporated in note of even date.

with interest thereon from X at the rate of X per centum per annum, to be paid:

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

ALL that certain piece, parcel or lot of land, situate, lying and being on the southeastern side of High Hill Street, in the City and County of Greenville, State of South Carolina, being shown and designated as Lot 64 on a plat of Augusta Road Hills, recorded in the RMC Office for Greenville County in Plat Book M at Page 33 and also Book L at Page 56, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the southeastern side of High Hill Street 139.7 feet southwest from Low Hill Street, at the corner of Lot 65 and running thence with the line of said lot S 47-50 E. 165 feet to an iron pin in the line of Lot 68: thence with the lines of Lots 68 and 69, S. 42-10 W. 60 feet to an iron pin at the corner of Lot 63; thence with the line of said Lot, N 47-50 W. 165 feet to an iron pin on High Hill Street; thence with the southeastern side of said Street, N. 42-10 E. 60 feet to the beginning corner.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This being the identical property transferred to Remar, Inc., now Thomason and Janes Real Estate, Inc., as shown in Deed Book 1125 at Page 782 dated May 13, 1980 and Deed Book 1162 at Page 54 dated August 17, 1981

STATE OF SOUTH CAROLINA
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339

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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