

1589 2330

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

Address of Mortgagee: P. O. Box 3028  
Greenville, S. C. 29602

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE &  
Spartanburg

FILED  
C. S. C.  
DEC 17 3 56 PM '82  
DONN EASERSLEY  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Rick A. Setzer and Sue Lynn

Setzer (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto First-Citizens Bank and Trust Co.

(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 Hundred Fifty Thousand

and No/100-----DOLLARS (\$ 150,000.00),

with interest thereon from date at the rate of 15.0 per centum per annum, said principal and interest to be repaid: Six (6) months from date with an interest only payment in the amount of \$5,687.50 due on March 17, 1983

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,

See Attached Exhibit I for description

5.00  
2 DE 17 82  
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STATE OF SOUTH CAROLINA  
DOCUMENTARY STAMP TAX  
RECEIVED  
60.00  
68 11218

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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