

MORTGAGE OF REAL ESTATE -

BOOK 1590 PAGE 198

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.
TO ALL WHOM THESE PRESENTS MAY CONCERN:
DEC 27 1 34 PM '82

MORTGAGE OF REAL ESTATE

WHEREAS, DONALD H. BRIGHT AND SHARON M. BRIGHT

(hereinafter referred to as Mortgagor) is well and truly indebted unto GREENVILLE COUNTY REDEVELOPMENT AUTHORITY

(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 Eleven thousand eight hundred two and 52/100-----

Dollars (\$ 11,802.52) due and payable in 180 consecutive monthly installments of Ninety-three and 36/100 (\$93.36) Dollars each, due and payable upon the fifteenth day of each month, commencing January 15, 1983,

with interest thereon from said date at the rate of five (5%) 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, lying and being at the southeastern corner of the intersection of Smythe Avenue and Stevens Street in the Dunean Mills Village, and being more particularly described as Lot 7 as shown on a plat entitled "Plat Showing Property of J. P. Stevens & Co., Inc., Located in Dunean Mills Village, Greenville County near Greenville, S.C.", made by Pickell & Pickell, Engineers, Greenville, S.C., March 28, 1956, and recorded in the R.M.C. Office for Greenville County in Plat Book JJ at Page 167, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Smythe Avenue at the joint front corner of Lots 7 and 8 and running thence with the eastern side of Smythe Avenue, N. 25-37 E. 113.5 feet to an iron pin; thence, N. 60-11 E. 22.3 feet to an iron pin; thence S. 88-50 E. 22.3 feet to an iron pin on the southern side of Stevens Street; thence with the southern side of Stevens Street, S. 64-23 E. 182.1 feet to an iron pin; thence S. 25-41 W. 157.2 feet to a wood fence post in the line of Lot 8; thence with the common line of Lots 7 & 8 N. 63-14 W. 94.9 feet to an iron pin; thence N. 25-23 E. 15 feet to an iron pin; thence N. 64-37 W. 120 feet to an iron pin, the point of beginning.

DERIVATION: This being the same property conveyed to the Mortgagors herein by virtue of a deed from Louise B. Wykes and Bernice B. Compton for L. J. Bailey Estate, Deceased, recorded in the R.M.C. Office for Greenville County in Deed Book 1099 at Page 284 on March 27, 1979, re-recorded to correct description in Deed Book 1100 at Page 76 on April 6, 1979.

GREENVILLE COUNTY REDEVELOPMENT AUTHORITY
BANKERS TRUST PLAZA, BOX PP-54
GREENVILLE, S.C. 29601

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY TAX COMMISSION
DOCUMENTARY
STAMP
TAX
DEC 27 1982
\$ 0 4 7 6
P. 8 11 21 5

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.

4328-RV-21