

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

FILED  
GREENVILLE CO. S. C.

FEB 25 11 24 AM '83  
DONNIE S. TANKERSLEY  
R.M.C.

1595 PAGE 754

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, **Alberta G. Anderson**

hereinafter referred to as Mortgagor) is well and truly indebted unto **James R. Clardy, Sr. and Mark K Stewart**

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 **Five Thousand Seven Hundred Fifty Dollar and No/100**-----

Dollars (\$5,750.00) due and payable

as follows: Payments to be paid according to a thirty (30) year amortization schedule with a balloon payment of Five Thousand Six Hundred Sixty-Six Dollars and Ninety Seven Cents (5,666.97) at the end of the fifth (5th) year. First payment of Seventy Dollars and Forty-three Cents (\$70.43) due March 1, 1983, and the 1st day of each month thereafter until March 1, 1988, when the balloon payment is due with interest thereon from date at the rate of 14 1/2 per centum per annum, to be paid monthly until

paid in full.

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, all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, near the City of Greenville, designated and known as Lot No. Two (2) on a plat of G.C. Richardson's property, drawn by Dalton & Neves on January, 1939.**

BEGINNING at an iron pin on Judson Road, corner of Lot No. One (1); thence along the line of Lot No. One (1), N. 34-52 E. 185 feet to an iron pin; thence S. 53-43 E. 55 feet to an iron pin corner of Lot No. Three (3); thence along the line of Lot No. Three (3), S. 34-52 W. 185 feet to an iron pin on Judson Road; thence N. 53-43 W. 55 feet along the Judson Road to the beginning corner.

THIS being the same property conveyed to the mortgagor herein by deed of the mortgagees' herein as recorded in Deed Book 1183 at Page 195, in the RMC Office For Greenville County, S.C., on February 25, 1983.

DEPARTMENT OF REVENUE  
PROPERTY TAX DIVISION  
PROPERTY TAX STAMP  
FEB 25 1983

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.