

MORTGAGE OF REAL ESTATE -

Mortgagee Address:  
409 Drury Lane  
Mauldin, SC 29662

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE S.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

BOOK 1605 PAGE 996

MAY 10 4 46 PM '83

DONNIE S. WILKINSLEY  
JAMES D. STEWART

WHEREAS,

(hereinafter referred to as Mortgagor) is well and truly indebted unto FRANCES H. HARKINS AND EVELYN H. HAWKINS

(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 Eighteen Thousand and No/100-----

-----Dollars (\$ 18,000.00 ) due and payable in 120 equal, monthly payments of \$175.00 and prior to end of ten (10) years one final balloon payment of \$7,555.00 or one payment per year of \$2,100.00, at the option of the purchaser, and one final payment of \$7,555.00 prior to end of ten (10) years, with the first payment being due June 1, 1983 payable by the tenth.

with interest thereon from date at the rate of 10 per centum per annum, to be paid: monthly or yearly

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, Town of Fountain Inn, lying at the southeastern intersection of Andrews Lane and a 12 foot alley, sometimes known as Andrews Alley, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southeastern corner of the intersection of said Andrews Lane and a 12 foot alley, and running thence with the eastern side of said alley, S. 32-3/4 E. 175 feet to a point; thence S. 57-1/4 E. 70 feet to a point; thence N. 32-3/4 W. 175 feet to a point on the southern side of Andrews Lane; thence with the southern side of Said Lane, N. 57-1/4 W. 70 feet to an iron pin at the point of beginning.

Being the same property conveyed to the mortgagor herein by deed of the mortgagees herein, to be recorded of even date herewith.

GCTO -----3 MAY 10 83 029

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
PAID TAX \$ 07.20

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.