

3903 Gaston Drive, Dallas, Texas, 75229  
MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA } FILED  
COUNTY OF GREENVILLE } OF S. C. MORTGAGE OF REAL ESTATE

JAN 5 3 27 PM '84

TO ALL WHOM THESE PRESENTS MAY CONCERN:

GREENVILLE, S. C. 29601

DORRIS S. RIVERSLEY  
R.M.C.

VOL 1642 PAGE 908

WHEREAS, I, Milton I. McMahan, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Mildred McMahan

(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

Forty-Thousand and NO/100 ----- Dollars (\$ 40,000.00 ) due and payable

according to the terms of a promissory note executed herewith with interest thereon from date at the rate of 12% 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 Greenville, being known and designated as Lot No. 75, Section I, Lake Forest Subdivision, as shown on plat recorded in Plat Book GG, Page 17, in the RMC Office, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Lake Fairfield Drive, joint front corner of Lots 74 and 75, and running thence with joint line of said lots, N. 15-09 W. 205.6 feet to an iron pin in line of Lot No. 60; thence with line of said lot, N. 59-09 E. 68.3 feet to iron pin at corner of Lot No. 76; thence with line of said lot, S. 29-25 E. 191 feet to iron pin on northwest side of Lake Fairfield Drive; thence with northwest side of said street S. 52-50 W. 60 feet to iron pin; thence continuing with the northwest side of said street, S. 60-02 W. 60 feet to the point of beginning.

Being the same property conveyed to the Mortgagee by deed executed herewith of Betty F. Foy, and recorded in the RMC Office for Greenville County South Carolina on January 5, 1983, in Deed Book 1203 at Page 854.

22601  
STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
JAN-5-84 STAMP TAX 16.00  
P.B. 11218

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 premises to the Mortgagee for 4,000 and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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