

Vol 1047 No 633

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MORTGAGE
OF
REAL PROPERTY

FILED
S.C.
R.M.C. OFFICE

THIS MORTGAGE, executed the 8th day of FEBRUARY 19 84 by
ROBERT J. PRATT and DORIS H. PRATT (hereinafter referred to as "Mortgagor")
to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is ...
P. O. BOX 2568, GREENVILLE, SOUTH CAROLINA 29602.

WITNESSETH:

IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgagor by Mortgagee and in order
to secure the payment of a promissory note including any renewal, extension or modification thereof
(hereinafter referred to as the "Note"), dated February 8, 1984, to Mortgagee for the principal
amount of SIXTEEN THOUSAND SEVEN HUNDRED & 00/100 (\$16,700.) Dollars, plus interest thereon
and costs of collection, including attorneys' fees, and to further secure all future advances or re-advances
that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note or any renewal,
extension or modification thereof or evidenced by any instrument given in substitution for said Note,
Mortgagor has granted, bargained, sold and released to Mortgagee and the successors and assigns of
Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and
assigns of Mortgagee, all the following real property (hereinafter referred to as the "Property"):

ALL that certain piece, parcel, or lot of land, with all improvements
thereon, or hereafter to be constructed thereon, situate, lying, and
being in the State of South Carolina, County of Greenville, being known
and designated as Lot No. 199, on Trent Drive, Part of Avon Park,
according to a Plat prepared by C. C. Jones, dated December, 1956,
which is recorded in Plat Book "KK", at Page 71, in the RMC Office
for Greenville County and having, according to said Plat, the following
metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Trent Drive, joint
front corner of Lots Nos. 198 and 199; running thence along Trent
Drive, N. 10-16 E., 80 feet to an iron pin at corner of Lots Nos. 199
and 200; thence S. 79-44 E., 175 feet to an iron pin at rear of Lots
Nos. 199 and 200; thence S. 10-16 W., 80 feet to an iron pin at joint
rear corner of Lots Nos. 198 and 199; thence N. 79-44 W., 175 feet
to an iron pin, POINT OF BEGINNING.

This is the identical property heretofore conveyed to the Mortgagors
herein by Deed of Greenville Realty Company, a Limited Partnership,
recorded in the RMC Office for Greenville County on May 11, 1973,
in Deed Book 974, at Page 359.

STATE OF SOUTH CAROLINA
DOCUMENTARY
REGISTER
STAMP
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TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in
any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all
fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in
any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or
assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that
Mortgagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the
Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further
covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs,
successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully
claiming the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee,
that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted

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