

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

VOL. 1690 PAGE 901

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
NOV 21 2 33 PM '84
DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Gerald R. Glur

Greenville County, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The Kissell Company

, a corporation
, hereinafter
organized and existing under the laws of the State of Ohio
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by
reference, in the principal sum of Twenty-Four Thousand Five Hundred Forty-Eight and
no/100----- Dollars (\$ 24,548.00),

with interest from date at the rate of thirteen and one-half per centum (13.5 %)
per annum until paid, said principal and interest being payable at the office of The Kissell Company
in Pittsburgh, Pa. 15269

or at such other place as the holder of the note may designate in writing, in monthly installments of Two Hundred Eighty
One and 18/100----- Dollars (\$ 281.18),
commencing on the first day of January, 19 85, and on the first day of each month thereafter until the prin-
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable
on the first day of December, 2014.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, bar-
gained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns,
the following-described real estate situated in the County of GREENVILLE
State of South Carolina:

ALL that piece, parcel or lot of land with all buildings and improvements
thereon, situate, lying and being on the eastern side of Spruce Street in
Greenville County, South Carolina being known and designated as Lot No.
7 of Section D of Woodville Heights as shown on a plat prepared by W. J.
Riddle dated December, 1940, recorded in the R.M.C. Office for Greenville
County, South Carolina in Plat Book L at Pages 14 and 15, and having
according to a more recent survey thereof entitled Property of Gerald R.
Glur made by Freeland & Associates dated November 20, 1984 recorded in
Plat Book 11C at Page 55 the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Spruce Street at the
joint front corner of lots nos. 7 and 8 and running thence along the
common line of said lots, S. 80-10 E. 271.0 feet to an iron pin in the
right of way of the P & N Railroad; thence with said right of way, S.
15-00 W. 60.4 feet to an iron pin at the joint rear corner of lots nos.
6 and 7; thence with the common line of said lots, N. 80-10 W. 265.2
feet to an iron pin on the eastern side of Spruce Street; thence along
the eastern side of Spruce Street, N. 9-50 E. 60.0 feet to an iron pin,
the point of beginning.

The above property is the same property conveyed to the mortgagor by
deed of Gerald Glur Real Estate, Inc. to be recorded herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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