

JAN 19 1973

RECORDED RICHARDSON & FISHER  
RECORDING FEE  
PAID \$ 8.50  
30416

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Edward Kronjak and Carmen H. Kronjak

354 SATISFIED AND CANCELLED RECORD  
17 DAY OF August 1973  
C. E. Robinson, Jr., as Trustee  
under the B. M. McGee Will  
AT 11:02 O'CLOCK P.M. NO. 5146  
Bennie S. Tankersley

Mortgage of Real Estate

I hereby certify that the within Mortgage has been the 19th  
day of January 1973  
at 9:27 A.M. recorded in Book 1264

Mortgage, page 185 As No. \_\_\_\_\_  
Bennie S. Tankersley  
Register of Merit Conveyance Greenville County

MANN, FOSTER, RICHARDSON & FISHER  
Attorneys At Law  
7,800.00 Greenville, South Carolina  
18.5 Acres, Old Tugaloo Rd.  
Saluda Tp

236 feet to an iron pin; thence S. 62-48 W. 435 feet to an iron pin; thence S. 67 W. 186.1 feet to an iron pin; thence N. 15 W. 432.3 feet to an iron pin; thence N. 10-30 E. 440.9 feet to an iron pin; thence N. 76-30 E. 303.6 feet to an iron pin; thence N. 42 E. 504.9 feet to a stake near branch; thence with branch as the line, as follows:  
S. 20-50 E. 135 feet; S. 45-25 E. 503 feet; thence S. 27-45 E. 200 feet to the point of beginning.

Bennie S. Tankersley  
KMC

SATISFIED AND CANCELLED July 25, 1973.

C. E. Robinson, Jr.  
As Trustee Under the B. M. McGee Will

RECORDING FEE  
PAID  
AUG 17 1973  
9:27

Witness:  
Frank B. Fisher  
Katherine Nahn

FILED  
GREENVILLE CO. S. C.  
AUG 17 11 09 AM 1973  
DONNIE S. TANKERSLEY  
R.M. ROBERTS  
HUBERT E. ROBERTS

5146

Together with all and singular rights, members, hereditaments, and appertaining, and of all 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.

The Mortgagor further covenants and agrees as follows:

- (1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for any further loans, advances, readvances or credits that may be made hereafter to the Mortgagor by the Mortgagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgagee unless otherwise provided in writing.
- (2) That it will keep the improvements now existing or hereafter erected on the mortgaged property insured as may be required from time to time by the Mortgagee against loss by fire and any other hazards specified by Mortgagee, in an amount not less than the mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies acceptable to it, and that all such policies and renewals thereof shall be held by the Mortgagee, and have attached thereto loss payable clauses in favor of, and in form acceptable to the Mortgagee, and that it will pay all premiums therefor when due; and that it does hereby assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby authorize each insurance company concerned to make payment for a loss directly to the Mortgagee, to the extent of the balance owing on the Mortgage debt, whether due or not.