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BOOK 1559 PAGE 157

FILED
GREENVILLE CO. S. C.
DEC 4 3 40 PM '81
DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Richard C. Power and Susan W. Power

(hereinafter referred to as Mortgagor) is well and truly indebted unto UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION, 201 Trade Street, Fountain Inn, SC 29644

(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

Six Thousand Five Hundred Six and 64/100---------Dollars ($6506.64) due and payable

per note

with interest thereon from date at the rate of / per centum per annum, to be paid per note

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 for 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,

Greenville County in Mortgage Book 1432, Page 479 in the original amount of $39,000.00 recorded 5/18/78 and re-recorded in the RMC Office for Greenville County in Mortgage Book 1434, Page 191 in the original amount of $39,000.00 recorded 6/2/78, and also, that certain mortage held by United Federal Savings and Loan Association executed by Richard C. and Susan W. Power as recorded in the RMC Office for Greenville County in Mortgage Book 1532, Page 177 in the orioinal amount of $24,000.00 recorded 2/3/81.

DOCUMENTARY STAMP

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and 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 and 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 said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

MAY 20 1982

FILED
GREENVILLE CO. S. C.
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DONNIE S. TANKERSLEY
R.M.C.

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