

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, CHARLES M^{rs} MOSS

(hereinafter referred to as Mortgagor) is well and truly indebted unto BANK OF HODGES

(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 Five Thousand Six Hundred Twenty-one and 04/100-----

Dollars (\$ 5,621.04) due and payable
in 36 monthly installments in the sum of \$156.14 each, commencing on July 27, 1969, and in the sum of \$156.14 on the 27th day of each and every month thereafter for a total of 36 months, all payments to include both principal and interest,
maturity

with interest thereon from ~~00%~~ at the rate of 7 per centum per annum, to be paid: monthly.

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 piece, parcel or lot of land, together with buildings and improvements, situate, lying and being at the Northwestern corner of the Intersection of Sanford Court and Heard Drive near the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 38 on a Plat of BELMONT HEIGHTS, Section 1, recorded in the RMC Office for Greenville County, S. C., in Plat Book GG, pages 54 and 55, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northern side of Sanford Court, which iron pin is 134 feet East of the Intersection of Sanford Court and Conley Street and running thence N. 7-05 W., 185.1 feet to a point; thence S. 73-00 E., 214 feet to an iron pin on the Northwestern side of Heard Drive; thence around the curve of the Intersection of Heard Drive and Sanford Court, the following: S. 22-34 W., 50 feet; S. 34-20 W., 50 feet; S. 61-20 W., 46.6 feet; S. 82-55 W., 95 feet to an iron pin, the point of beginning.

The within mortgage is junior in lien to a first mortgage covering the above described property given by Jessie U. Pritchett to C. Douglas Wilson & Co., assigned to Metropolitan Life Insurance Company in the original amount of \$12,700.00, recorded in the RMC Office for said County and State in Mortgage Book 662, page 261.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or 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.