

APR 21 2 53 PM '71

BOOK 1187 PAGE 461

HORTON, DRAWDY, DILLARD, MARCHBANK & COMPANY, REAL ESTATE BROKERS, 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN,

WHEREAS, HASKELL KENT EVATT and KATHRYN C. EVATT

(hereinafter referred to as Mortgagor) is well and truly indebted unto BELTON R. O'NEALL, JR.

(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

TWO THOUSAND FIVE HUNDRED and no/100-----Dollars (\$ 2,500.00) due and payable

90 days from date or upon the sale of 106 Cammer Avenue, Greenville, South Carolina, whichever first occurs,

after maturity

with interest thereon ~~to be paid~~ at the rate of 7 1/2 per centum per annum, to be paid: quarterly

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 on the Northwestern side of Cammer Avenue, in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 26 on a Plat of the property of G. F. Cammer, recorded in the RMC Office for Greenville County, South Carolina in Plat Book L, page 115, reference to which is hereby craved for the metes and bounds thereof, being the same property conveyed to the Mortgagors herein by Deed of Robert C. Weaver, Secretary of Housing and Urban Development recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 801, page 49.

The within mortgage is junior in lien to a first mortgage covering the above described property given by the Mortgagors to C. Douglas Wilson & Company of public record.

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.

Paid in full and satisfied this third day of April 1971.

Belton R. O'Neall Jr.

In the presence of:

William B. Long Jr.

W. B. James

SATISFIED AND CANCELLED OF RECORD

3 DAY OF June 1971

Oliver Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 2:25 O'CLOCK P. M. NO. 29279