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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
MAY (GREENVILLE)  
WILLIAM J. TOLSON, JR., ATTORNEY AT LAW  
WILLIAM J. TOLSON, JR., ATTORNEY AT LAW

(Mortgagee referred to as Mortgagee) is and has been named as **Charles J. Spillane**

(Mortgagee referred to as Mortgagee) is indebted by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of **Thirty-Five Hundred & Sixteen Dollars (\$3,516.00)** due and payable in the following manner: **the 29th day of Fifty dollars on December 29, 1971, and Fifty dollars on each and every month thereafter through May 29, 1972; and then Sixty dollars on the 29th day of each and every month thereafter until paid in full**

with interest thereon from date of the rate of **eight** per centum per annum, to be paid: **as part of the monthly payment.**

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee 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 Mortgagee 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 certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville and in Greenville Township, near Judson Mills, on the Southeastern side of Scott Street, and being shown as Lot No. 1 on Plat of property of Edwin McT. Mears and I. C. Davis, made by Dalton and Neves in April 1943, and having according to said plat the following notes and bounds to wit:

BEGINNING at an iron pin on the Southeastern side of Scott Street, corner of Lot No. 2, and running with the line of said lot S. 51-00 E. 102.5 feet with to an iron pin in line with property now or formerly owned by Roper; thence in line of said property S. 8-49-33 W. 49.6 feet to an iron pin; thence with line of Roper property N. 51-00 W. 103.8 feet to an iron pin on Scott Street; thence with the Southeastern side of Scott Street N. 50-58 E. 50 feet to the point of BEGINNING.

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 Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.