

AFFIDAVIT  
FILED

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville



BOOK 1262 PAGE 307

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, the said Melvin Rochester, Jr. and Patricia Rochester  
(hereinafter referred to as Mortgagor) is well and truly indebted unto Pickenaville Investment Company  
(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 One Thousand Nine Hundred Thirty Six and 41/100  
Dollars (\$ 1936.41 ) due and payable

in 21 successive monthly payments of \$92.21 Ninety Two and 21/100 Dollars  
beginning January 20, 1973 and due each and every 20th thereafter until  
the entire amount is paid in full.

the entire Maturity  
with interest thereon from ~~20~~ at the rate of eight per centum per annum, to be paid semi-annually.

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 grant-  
ed, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and as-  
signs:

"ALL that certain piece, parcel or lot of land situate, lying and being in  
the County of Greenville, State of South Carolina, as shown on plat  
recorded in R. M. C. Office for Greenville County, South Carolina, in  
Plat Book S, at Page 103, and having, according to said plat, the following  
metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Morningside Drive at the  
joint front corner of lots 29 and 30 and running thence with the joint  
line of said lots, S 85-28 W. 150 ft. to an iron pin on the <sup>east</sup> side of Old  
Augusta Rd.; thence with the east side of Old Augusta., S 4-32 E. 70 ft.  
to an iron at the joint rear corner of Lots 30 and 31; thence with the  
joint line of said lots, N. 85-28 E, 150 ft. to an iron pin on the west  
side of Morningside Drive; thence with the west side of Morningside Drive,  
N 4-32 W. 70 ft; to the beginning corner.

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