

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

AUG 5 3 30 PM '74  
BONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY COME

WHEREAS, Sara Edith Brown

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. T. Black

(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 Eight Thousand and No/100 Dollars (\$ 8,000.00 ) due and payable

on or before ten years from date, in equal monthly installments of \$97.07, beginning September 7, 1974, and payment in like amount due on or before the 7th day of each month thereafter until paid in full

with interest thereon from date at the rate of eight(8%) 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 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, being shown as Lots Nos. 5 and 6 on plat of property of Barmore Realty Company, recorded in Plat Book V, Page 153, RMC Office for Greenville County, and described as follows, separately:

Lot No. 5, on the northern side of May Avenue, just outside the City of Greenville:

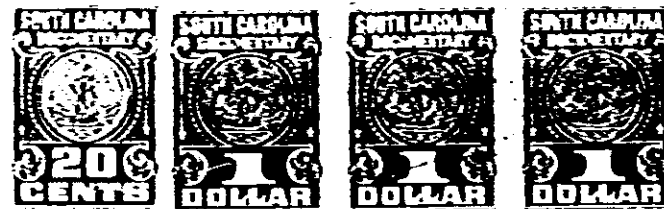
BEGINNING at an iron pin on the northern side of May Avenue, 145.4 feet east from Pinckney Street, at the corner of Lot No. 3, and running thence with the northern side of said street, N. 57-30 E. 57.1 feet to an iron pin at the corner of Lot No. 7; thence with the line of said lot, N. 32-30 W. 62 feet to an iron pin; thence S. 57-30 W. 57.1 feet to an iron pin at the corner of Lot No. 3; thence with the line of said lot, S. 32-30 E. 62 feet to the beginning corner.

Lot No. 6, on the southern side of May Avenue, just inside the City of Greenville:

BEGINNING at an iron pin on the southern side of May Avenue, 147 feet east from Pinckney Street, at the corner of Lot No. 4, and running thence with the southern side of said street, N. 57-30 E. 55 feet to an iron pin at the corner of Lot No. 8; thence with the line of said lot, S. 32-30 E. 57.5 feet to an iron pin; thence S. 57-30 W. 55 feet to an iron pin at the corner of Lot No. 4; thence with the line of said lot, N. 32-30 W. 57.5 feet to the beginning corner.

Also all my right, title, and interest, by way of quitclaim in and to Lots 3 and 5, as shown in Greenville County Plat Book F, at Page 29.

THIS IS A PURCHASE MONEY MORTGAGE.



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

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