

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JOHN L. TANNER, CLERK

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, FLOYD McCALL AND MARGIE McCALL

(hereinafter referred to as Mortgagor) is well and truly indebted unto VENNIE M. SPEARMAN

(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 Five Hundred and No/100

Dollars (\$ 5,500.00) due and payable

\$100.00 per month commencing October 16, 1974, and \$100.00 on the 16th day of each and every month thereafter until paid in full.

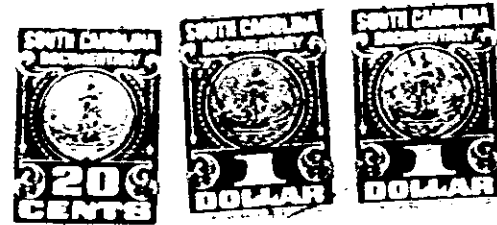
~~With interest thereon from XXXXXXXX XXXXXXXXXXXXXXXX at the rate of XXXXXX XXXXX per centum per annum, to be paid:~~

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, in Greenville Township, in a subdivision known as Morgan Mills, and being known as a portion of Lots Nos. 83, 84, 85 and 86 as shown on plat of said subdivision recorded in the REC Office for Greenville County in Plat Book A at Page 70 and being more particularly described as follows:

BEGINNING at an iron pin on the south side of Summitt Street which point is approximately 188.8 feet west from the southwestern corner of the intersection of Summitt Street with Brandon Road, now Woodside Avenue, and is a corner of lot now or formerly belonging to Fannie B. Floyd, and running thence along her line in a southwesterly direction 160 feet, more or less, to an iron pin; thence N. 88-30 W. 30 feet to an iron pin, rear corner of Lot conveyed to Jessie H. Edwards; thence along the line of her lot in a northwesterly direction 156 feet, more or less, to an iron pin on the south side of Summitt Street; thence along the line of said street, S. 88-30 E. 50 feet to the beginning corner.



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 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.

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