

FILED GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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OF THE CLERK'S OFFICE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, From - We, James Franklin Davis and Mary Frances Davis

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Lillie C. Horton

(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

Twenty-two hundred and no/100 - - - - - Dollars (\$ 2,200.00) due and payable

with interest thereon from November 8, 1974 at the rate of 9% 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

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, in Chick Springs Township, in the Town of Greer, County of Greenville on the South side of Moore Street and designated as Lot No. 14 on a survey made by W. N. Willis of Fanny M. Few lands, said lot having a frontage of sixty (60) feet on Moore Street and by a depth of one hundred thirty six and 9/10 (136.9) feet to alley, and being the lot conveyed to W. J. McKittrick by Duff Putman by deed bearing date the 15th day of November, 1916, recorded in Book 41, page 358, R.M.C. Office of Greenville County, S. C., and conveyed to me by W. J. McKittrick by deed bearing date of March 17th, 1917, recorded in Volume 45, page 20, in the R.M.C. Office of Greenville County, S. C.

This being the same property conveyed to the mortgagor recorded in the Greenville R.M.C. Office, Deed Book 110 page 93 .



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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