

MORTGAGEES ADDRESS: P. O. BOX 1686, Springfield, Ohio, 45501

SOUTH CAROLINA
FORM NO. 2175M
Rev. September 1972

FILED MORTGAGE
GREENVILLE CO. S. C.

This instrument is subject to the provisions of the National Housing Act.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 23 3 29 PM '79
DONNIE S. TANKERSLEY
R.M.C.

FILED
GREENVILLE CO. S. C.

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

CHARLES EDWARD SPANN, JR.
Greer, South Carolina

JAN 12 9 57 AM '79
DONNIE S. TANKERSLEY
hereinafter called the Mortgagor, send(s) greetings:

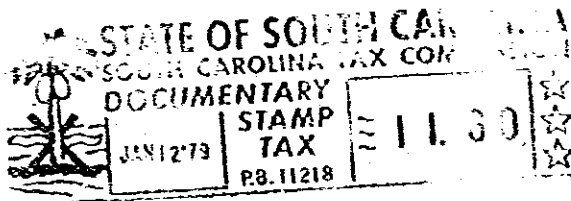
WHEREAS, the Mortgagor is well and truly indebted unto THE KISSELL COMPANY

organized and existing under the laws of State of Ohio
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of TWENTY NINE THOUSAND AND NO/100ths AND NO/100ths Dollars (\$ 29,000.00) with interest from date at the rate of NINE AND ONE-HALF per centum (9 1/2 %) per annum until paid, said principal and interest being payable at the office of The Kissell Company in Springfield, Ohio

or at such other place as the holder of the note may designate in writing, in monthly installments of Two Hundred, Forty- Three and 84/100ths Dollars (\$ 243.84), commencing on the first day of March 19 79, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of February, 2009.

NOT, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of GREENVILLE State of South Carolina: in the City of Greer, lying on the westerly side of Pine Street Extension and being more specifically described and delineated on a Survey for Charles E. Spann, Jr., prepared by Wolfe & Huskey, Inc., Engineers, dated December 13, 1978, a copy of which is being recorded herewith. Said lot measures 70 feet on the front and rear lines and is 97.5 feet deep on its southerly line and 102 feet on its northerly line.

THIS is the identical property conveyed to the Mortgagor by Wayne B. Welborn to be recorded of even date herewith.



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Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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