

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

Mortgagees' mailing address: Rt. 1, White Oak Subdivision Anderson, S.C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

FILED CO. S. C. 11 13 AM '81

MORTGAGE

1083 DM LHM Sara Edith Brown 299-5-15

TO ALL WHOM THESE PRESENTS MAY CONCERN: Sara Edith Brown

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

Jerry Scott Cely and June Cely

WHEREAS, the Mortgagor is well and truly indebted unto Lancaster as Executors and Trustees under the Will of James V. Cely, Sr. (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 Thirty Eight Thousand and

no/100ths ----- DOLLARS (\$ 38,000.00).

with interest thereon from ~~the~~ April 15, 1981 at the rate of 12 per centum per annum, said principal and interest to be repaid:

Interest on the unpaid balance at 12% per annum (i.e. \$380.00) per month for a period of three (3) years from the date hereof, the first interest payment being due on the 15th day of April, 1981 and a like payment being due on the 15th day of each month thereafter for a total of three years. At the end of the said three year period, the mortgagor shall have the option of paying off the entire balance as of said date or the mortgagor shall pay to the mortgagees the sum of \$544.00 per month, including principal and interest, at the rate of 12% per annum on the unpaid balance for a period of ten (10) years.

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,

ALL that lot of land, with the improvements thereon, situate on the southern side of Welcome Road, in the County of Greenville, State of South Carolina, the same being shown as Lot No. Eight (8), on a plat of property of O. T. White, dated April 12, 1944, revised May 21, 1952 by W. J. Riddle, Surveyor, recorded in Plat Book NN at Page 135-A in the Office of the RMC for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Welcome Road at the joint front corner of Lot 8 and Lot 9 and running with Lot 9 S 19-23 E 158.6 feet to an iron pin at the joint rear corner of Lot 8 and Lot 9; thence N 64-30 E 93 feet to an iron pin; thence N 6-25 E 143.9 feet to an iron pin on Welcome Road thence with said road S 74-44 W 125 feet to the point of beginning.

This being the same property conveyed to the Mortgagor by deed of the Mortgagees dated and recorded of even date herewith.

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 any other equipment or 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.

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