

Mortgagee : 310 Stafford St., Greenville SC

MORTGAGE OF REAL ESTATE -

BOOK 1531 PAGE 843

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
GREENVILLE CO. S. C.
12 24 PM '81
DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, We, John R. Bellack and Jean T. Bellack

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

(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

in the sum of \$2,000.00 on May 1st, 1981, and the balance of \$3,500.00 to be paid at the rate of \$100.00 per month, commencing April 1, 1981 and to continue at the rate of \$100.00 on the 1st day of each month thereafter until paid in full with interest thereon from - - - - - at the rate of NO 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, near the corporate limits of the City of Greenville, in Tax District No. 235, and being known and designated as Lot No. 15 of a subdivision of the Village of Mills Mill as shown on a plat thereof made by Piedmont Engineering Service of Greenville, S. C., in June of 1954, and recorded in the RMC Office for Greenville County in Plat Book GG, pages 60 and 61, and having such metes and bounds, courses and distances as shown thereof, reference thereunto being had.

The house on the above lot is known as No. 303 McGarity Street.

THE INDEBTEDNESS secured hereby shall become due and payable in full if the Mortgagors shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

This being the same property conveyed to the Mortgagors, John R. and Jean T. Bellack by Charles Clyde Putman by deed of even date and recorded simultaneously with this 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 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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