

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
S.C.
FEB 13 12 20 PM '81
DONNIE TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Willie Whaley

(hereinafter referred to as Mortgagor) is well and truly indebted unto The City of Greenville, A Municipal Corporation, Post Office Box 2207, Greenville, South Carolina 29601

(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 Four thousand one hundred eighty nine dollars and 00/100----- Dollars (\$ 4,189.00-----) due and payable

with interest thereon from 15th of month after work completed at the rate of 3 per centum per annum, to be paid \$40.45 Per month (last payment \$40.37).

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 Mortgagee 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, City of Greenville, situate on the western side of Palm Street, being the northern portion of Lot No. 14, as shown on plat of property of Sumlar Hall, prepared by Pickell & Pickell in May 1950, recorded in the R.M.C. Office for Greenville County in Plat Book FF, at Page 14, being more particularly described by metes and bounds, as follows:

BEGINNING at an iron pin at the corner of Lot 15, and running thence with the line of Lot 15, S 86-24 W 101 feet to an iron pin; thence S 3-49 W 51.3 feet to an iron pin at rear corner of lot heretofore conveyed to Miriam Chaney; thence with the line of the Chaney lot, in an Easterly direction 100 feet, more or less, to an iron pin on Palm Street; thence with the Western side of Palm Street, N 1-53 W 42.9 feet to the point of beginning. This property is known and designated as Block Book No. 200-7-6.

BEING the same property conveyed to Willie and Inez Whaley by deed of Jeanne D. Threatt, recorded in the RMC Office for Greenville County in Deed Book 471 at Page 105, on January 28, 1953.

Inez Whaley last resided in Greenville County and is deceased.

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 Mortgagee 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 Mortgagee 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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