

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

OCT 1 3 00 PM '81

STATE OF SOUTH CAROLINA } TANKERSLEY
COUNTY OF GREENVILLE } R.M.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Dennis D. Helton (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto First Citizens Bank and Trust

(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 Sixteen thousand eleven and

no/100ths ----- (\$16,011.00) --- DOLLARS (\$ 16,011.00),

with interest thereon from date at the rate of 16.5 per centum per annum, said principal and interest to be repaid: Due and payable in monthly installments of Two hundred sixty-six and 85/100ths (\$266.85) Dollars, with the first payment being due on November 8, 1981 and a like payment due on the same day of each month thereafter until paid in full, for a total of 60 monthly installments.

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, on the east side of Willis Avenue near the City of Greenville, being known and designated as Lots 31 and 32, Block B, as shown on plat of property of Alice M. and H.H. Willis made by W. J. Riddle, Surveyor, in November 1939, recorded in Plat Book J at Pages 150 and 151, and described as follows:

BEGINNING at an iron pin on the east side of Willis Avenue, at the corner of Lot 30, and running thence with the line of said Lot, S. 80-30 E 383 feet to an iron pin; thence N 36-15 E 100 feet to a pin in line of Lot 14; thence N49-30 W 271 feet to an iron pin in line of Lot 14; thence S 64-15 W 61.4 feet to an iron pin; thence N 13-15 W 129 feet to an iron pin; thence 64.15 W 137.5 feet to an iron pin on Willis Avenue; thence with the east side of Willis Avenue, S 16-30 W 236 feet to an iron pin, the point of beginning. Said lots containing 2.10 acres, being the same property conveyed to the grantors by deed recorded in Book of Deeds 477 at page 93.

DERIVATION: Deed of Mary A. Dean and C.E. Dean recorded in the R.M.C. Office for Greenville County on December 29, 1964 in Book 764 at page 221.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
OCT 1 1981
TAX
\$ 08.44
58 11218

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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