

RE82-29

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GR. FILED O.S.C. MORTGAGE OF REAL ESTATE

BOOK 1567 PAGE 838

TO ALL WHOM THESE PRESENTS MAY CONCERN:

LESLIE

WHEREAS, MATTHEW V. SUFFOLETTO AND CHRISTINE M. SUFFOLETTO,

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. N. LESLIE, INC.

611 N. ACADEMY ST, GREENVILLE, SC. 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 One-hundred Six Thousand, Seven-hundred eighteen and 19/100ths

Dollars (\$ 106,718.19) due and payable

with interest thereon from date of mortgage at the rate of sixteen per centum per annum, to be paid: in four months.

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:

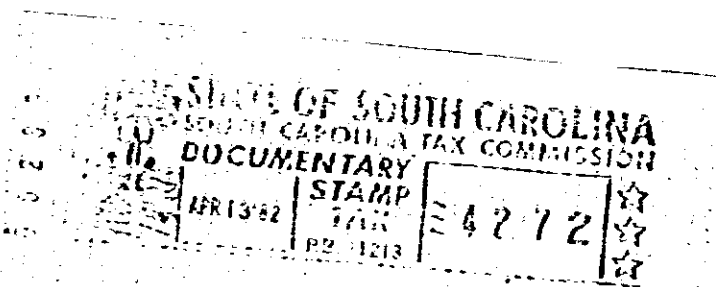
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 known and designated as Lot No. 4 of Collins Creek, Section One as shown on plat thereof prepared by C. O. Riddle, dated July 30, 1979, recorded in the Greenville County RMC Office in Plat Book 7-C at Page 56, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northeastern side of the right-of-way of Cleveland Street at the joint front corner of Lots Nos. 4 and 5 and running thence along the joint line of said lots N. 46-17 E., 291.73 feet to a point; thence running N. 30-37 E., 58.21 feet to a point; thence running S. 52-47 E., 20 feet to a point at the joint rear corner of Lots Nos. 4 and 3; thence running along the joint line of said lots S. 30-37 W., 69.42 feet to a point; thence running S. 25-10 E., 210.97 feet to a point at the joint front corner of Lots Nos. 3 and 4 on the Northern side of the right-of-way of East Parkins Mill Road; thence running along said right-of-way S. 64-50 W., 203.88 feet to a point; thence running N. 79-27 W., 40-59 feet to a point on the Northeastern side of the right-of-way of Cleveland Street; thence running N. 43-43W., 125.0 feet to a point at the joint front corner of Lots Nos. 4 and 5, on the Northeastern side of the right-of-way of Cleveland Street, the point and place of beginning.

This is the same as that conveyed to Matthew V. Suffoletto and Christine M. Suffoletto by deed of W. N. Leslie, Inc., being dated and recorded concurrently herewith.

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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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