

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
MAY 15 11 15 AM '84
GREENVILLE S.C.
R.M.C.

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WHEREAS, Charles Sullivan

(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 29602

(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 Thousand Five Hundred Thirty-One and No/100-----

-----Dollars (\$ 1,531.00) due and payable
in 120 consecutive monthly installments of \$12.76 on the 15th day of each month commencing August 15, 1984, with a final payment of \$12.56.

with interest thereon from August 15, 1984 at the rate of 0% per centum per annum, to be paid: according to the terms of said note.

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:

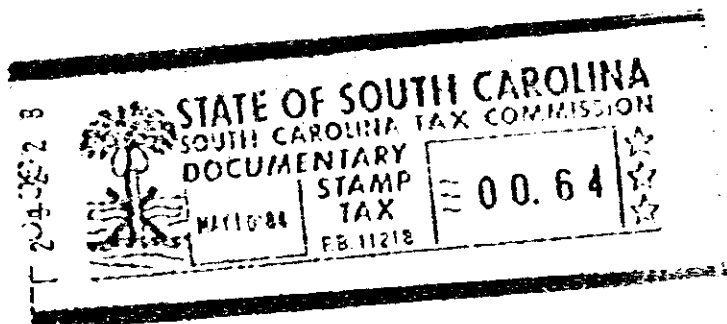
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and having, according to a plat prepared by Carolina Engineering & Surveying Company, February 26, 1969, and recorded in Plat Book, 4A, Page 103, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Keat Street (formerly Norwood Street) 495.1 feet from its intersection with Frank Street and running thence with Keat Street, S. 33-35 E., 36 feet to an iron pin; thence S. 56-25 W., 146 feet to an iron pin; thence N. 33-35 W., 36 feet to an iron pin; thence N. 56-25 E., 146 feet to the point of beginning.

This property is known and designated as Block Book No. 28-1-23.

Being the same property conveyed to Charles Sullivan by deed of Minnie Lee Sizemore, recorded in Deed Book 863 at page 466, on March 10, 1969.

This mortgage is junior and subordinate to a mortgage executed by Charles Sullivan to Aiken Loan and Security Company, recorded in REM Book 1119 at page 171, on March 10, 1969.



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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