

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

SEP 12 12 25 PM 1961

BOOK 868 Page 337

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Bruce Heaton and Virginia Lee Heaton,

(hereinafter referred to as Mortgagor) is well and truly indebted unto William H. Payne and Jewell L. Payne

(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 Forty-seven Hundred and no/100

Dollars (\$ 4700.00 ) due and payable

Fifty (\$50.00) Dollars each and every month hereafter until paid in full, the first payment to be due October 1, 1961, said monthly payments to be applied first to the payment of interest and the remainder applied to the principal, with the right of anticipation,

with interest thereon from date at the rate of five per centum per annum, to be paid: monthly

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, near the City of Greenville, known and designated as part of Lots Nos. 99 and 100 of a subdivision known as Morgan Hill, according to a plat of the same recorded in Plat Book "A" at Page 70 in the R.M.C. Office for Greenville County, South Carolina, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwest corner of intersection of Montana Street and Dyer Street and running thence N. 12-45 W., 83.72 feet to an iron pin; thence N. 88-45 W., 153.60 feet to an iron pin; thence in a southeasterly direction 88 feet, more or less, to an iron pin on the north side of Montana Street; thence along the north side of Montana Street, S. 88-45 E., 153.60 feet to the beginning corner.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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22 Nov 11  
Ellie Purnell

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