

FILED
GREENVILLE CO. S.C.
DEC 19 11 53 AM 1988

MORTGAGE

BOOK 1046 PAGE 535

STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: WILLIAM E. DARST & MARY S. DARST

of Greenville County, S. C., hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

C. DOUGLAS WILSON & CO., a corporation organized and existing under the laws of South Carolina, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Twenty-two Thousand Six Hundred Dollars (\$ 22,600.00), with interest from date at the rate of six per centum (6 %) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co. in Greenville, S. C.

or at such other place as the holder of the note may designate in writing, in monthly installments of One Hundred Thirty-five and 60/100 Dollars (\$ 135.60), commencing on the first day of February, 19 67, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January, 19 97.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

All that lot of land in the county of Greenville, state of South Carolina, being the major part of Lot 41 and a 5 ft. strip of Lot No. 40 on plat of Sunset Heights, Section 2, plat book RR page 85 of the RMC Office for Greenville County, S. C., and having according to a recent survey made by R. W. Dalton, Engineer, December 1966, the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the north side of Evening Way, which iron pin is 5 ft. northeast from the joint front corner of Lots Nos. 41 and 42; thence with the north side of said street N. 73-44 E. 100 feet to an iron pin in the front line of Lot No. 40, which iron pin is 5 feet northeast from the joint front corner of Lots Nos. 40 & 41; thence with a new line through lot No. 40 5 feet from and parallel with the joint line of said lots N. 16-16 W. 200 ft. to an iron pin in the rear line of Lot No. 30; thence with the rear line of said lot S. 73-44 W. 5 feet to the rear corner of Lot No. 29; thence with the rear line of Lots No. 29 & 28, S. 65-12 W. 96.1 feet to an iron pin, which iron pin is 5 feet northeast from the joint rear corner of Lots Nos. 41 and 42; thence with a new line through lot No. 41, 5 ft. from and parallel with the joint line of said lots S. 16-16 E. 185.77 feet to the point of beginning.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Mortgage Assigned to: Singleton Mtg. Corp.

From Life Insurance Co. of Georgia

(2)

on 1 day of Nov. 19 88. Assignment recorded

in Vol. 1982 of R. E. Mortgages on Page 707

10 of Jan 19 89 1267

Cancelled
Bonnie J. [Signature]

Set Book 141 page 480
7-30-96