

GREENVILLE CO. S. C.

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Robert E. Parker and Eloise Parker

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Horace L. Mauldin

(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 Eight thousand seven hundred

and no/100ths-----DOLLARS (\$ 8,700.00),

with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: in monthly installments of \$80.00 per month, including principal and interest computed at the rate of 8% per annum. The first payment being due April 1, 1974 and a like payment being due on the first day of each month thereafter until paid in full.

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, Township of Greenville, on the southeastern side of Sunshine Avenue, being shown and designated as Lot 59 on Plat of Sans Souci Highlands, recorded in Plat Book G at Page 126, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sunshine Avenue, at the joint front corner of Lots 58 and 59 and running thence with the line of Lot 58, S 68-30 E 154 feet to pin; thence S 22-38 W 90.3 feet to pin at rear corner of Lot 60; thence with the line of Lot 60 N 56 W 156 feet to pin on Sunshine Avenue; thence with the southeastern side of Sunshine Avenue, N 22-38 E 60 feet to point of beginning.

The above-described property is the same conveyed to the Mortgagors by deed of Horace L. Mauldin to be recorded herewith.



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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