

Dec 21 1974
CORNELIUS W. WATKINS
REC'D

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Gordon E. Mann

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

WHEREAS, the Mortgagor is well and truly indebted unto J. C. Black

(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

Six thousand four hundred ninety-three and 38/100th DOLLARS (\$ 6,493.38),
with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid:

Payable \$100.00 per month, including principal and interest at the rate of eight (8) percent per annum, the first payment being due October 15, 1974 and a like payment being due on the 15th of each month thereafter until paid in full. The maker of the mortgage reserves the right to prepay any or all of the balance due at any time without any prepayment penalty.

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, on the eastern side of Maplecroft Street, being shown as the northern portion of Lot 10 on a plat of Piedmont Park Subdivision recorded in Plat Book F at Page 290 in the R.M.C. Office for Greenville County and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Maplecroft Street at the joint front corner of Lots 10 and 11 and running thence with Lot 11, S 83-25 E 228.34 feet to an iron pin; thence S 6-42 W 50 feet to an iron pin; thence through Lot 10, N 83-25 W 228 feet to an iron pin on the eastern side of Maplecroft Street; thence with Maplecroft Street, N 6-35 E 50 feet to the beginning point.

This property was conveyed to the Mortgagor herein by deed of the Mortgagee to be recorded forthwith.



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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