

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GREENVILLE

1332 907

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, C. B. Hollifield, Sr.,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bankers Trust of South Carolina

(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 Seven Thousand and 00/100

Dollars (\$ 7,000.00 ) due and payable

in quarterly installments of Five Hundred Eighty Three and 34/100 (\$583.34) Dollars each, first payment due and payable May 10, 1975, and to continue in like payments each quarter thereafter until paid in full,

with interest thereon from date at the rate of -0- per centum per annum, to be paid quarterly in addition to the above payment

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, Chicks Springs Township, situated on the north side of W. Poinsett Street, (formerly National Highway) in the City of Greer, designated as Lot No. 5, of the B. I. Ford Property, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the north side of W. Poinsett Street, corner of Lots Nos. 5 and 6 and running thence along line of same N. 8-27 E. 181 1/2 feet to an iron pin on line of Lot No. 7; thence along line of Lot No. 7, S. 87-50 W. 70 feet to an iron pin, corner of Lot No. 4; thence along line of Lot No. 4, S. 8-27 W. 181 1/2 feet to an iron pin on edge of W. Poinsett Street; thence along said Street N. 87-50 E. 70 feet to the beginning corner.

This is that same property conveyed to mortgagor by deed of Wesley M. Johnson, dated this date, to be recorded in RYC Office for said County and State.

Subject to easements, rights of way and restrictions of record.



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 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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