

10/11 9:00

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE{ 11/23 4:10 PM
1975
S. C. CLERK'S OFFICE
RECEIVEDMORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS,

PRINCE E. CAUTHEN AND DELORIS C. CAUTHEN

hereinafter referred to as Mortgagors, will and do hereby mortgage, GEORGE I. WIRE AND PAUL E. PROFFITT, JR.

hereinafter referred to as Mortgagees, as evidenced by the Mortgage's present by name of even date hereto, the terms of which are incorporated herein by reference, as the same.

Fifteen Thousand, Seven Hundred Fifty and No/100 Dollars \$ 15,750.00 due and payable**in one hundred twenty (120) equal monthly installments of One Hundred Ninety-one and 10/100 (\$191.10) Dollars each commencing September 1, 1975 and continuing on the first day of each successive month thereafter until paid in full.**

with interest thereon from _____ date _____ at the rate of eight percent per annum to be paid monthly

WHICHES, the Mortgagors may remit the same or a portion to the said Mortgagee for such expenses as may be incurred to or for the Mortgagee's account for taxes, insurance, or other expenses of the property or for any other purposes.

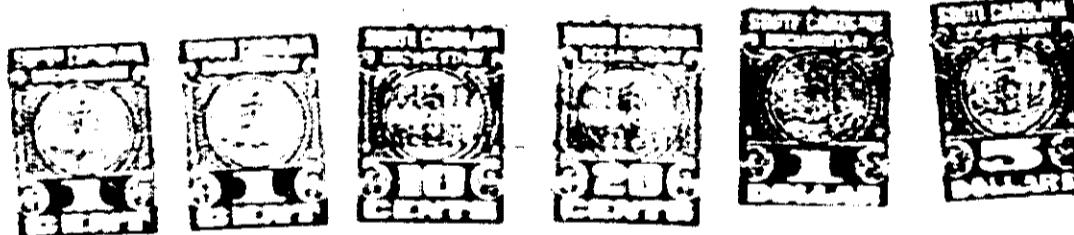
NOW, KNOW ALL MEN, That the Mortgagors, in consideration of the premises, and in order to secure the payment thereof, and for and other and further merrit, have given to the Mortgagee, the sum of Three Thousand \$ 3,000 to the Mortgagee, and had and truly paid by the Mortgagor, and before the signing and delivery of the instrument, the sum of one thousand dollars, has granted, bargained, sold and released, and by these presents does grant, sell, bargain and release to the Mortgagee, the Mortgagor's heirs, successors and assigns:

"ALL that certain piece, parcel or lot of land, and improvements thereon, or hereinafter erected or thereto, situated, lying and being in the State of South Carolina, County of Greenville, in Grove Township, and lying and being on the northern side of West Georgia Road, and being described according to a plat by Webb Surveying & Mapping Co., dated July 1975, as follows:

BEGINNING at an iron pin in the right-of-way for West Georgia Road and running thence N. 14-07 E. 887.3 feet to an iron pin; thence S. 84-24 E. 619.7 feet to an iron pin; thence S. 14-55 W. 841.6 feet to an iron pin in a gully; thence N. 88-46 W. along an old roadbed 616.7 feet to an iron pin in the right-of-way of West Georgia Road, the point of beginning.

Obligors reserve the full right of anticipation of payment without penalty.

S. 6.32



Together with all and singular rights, members, tenements, 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, taking 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 defend the title of the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same in and out of the said.