

4 Rangeview Circle, Greenville, S.C.

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FILED
GREENVILLE CO. S.C.

MORTGAGE OF REAL ESTATE—Offices of Cheros and Patterson, Attorneys at Law, Greenville, S. C.

1975

GREENVILLE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

M. E. Durham and Patricia S. Durham and Betty Kay Baughman
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Martha J. Durham

(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 Twelve Thousand and no/100-----

-----of maturity-----DOLLARS (\$12,000.00---),
with interest thereon from date/at the rate of Nine per centum per annum, said principal and interest to be repaid:

six months from date, or upon sale of any of the subject property, whichever occurs first,

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 southern side of Sherbrooke Lane, being the western portion of Lot 50 as shown on a plat of Broadmoor Subdivision, dated July 1960, recorded in Plat Book RR at page 47, and having the following metes and bounds: BEGINNING at an iron pin on the southern side of Sherbrooke Lane at the northwestern corner of Lot 50, thence along said Street, S 85-21 E 99.1 feet to an iron pin; thence S 1-40 W 178.9 feet to an iron pin at rear line of Lot 50; thence N 85-41 E 107.85 feet to an iron pin; thence N 4-21 E 179.1 feet to an iron pin, the point of beginning. Being the same property conveyed to mortgagor Betty Kay Baughman by deed of Patricia S. Durham, dated May 5, 1976, recorded June 17, 1976, in Book 1038 at page 171.

ALSO: All that certain piece, parcel or lot of land near the City of Greenville, Greenville County, S. C., being Lot #3 and #4 and portions of Lots #6, #7, and #8, of White Horse Heights, plat of which is recorded in the RMC Office for Greenville County in Plat Book BB at page 135, and more particularly described in a plat prepared for M. E. Durham, by Carolina Surveying Company, May 3, 1977, to be recorded, and having the following metes and bounds: BEGINNING at an iron pin on the southerly side of Range View Drive, joint front corner of Lots 4 and 5; and running thence S 30-53 E 165.4 feet to a pin, joint rear corner of Lots 5 and 6; thence N 51-30 E 57 feet to a pin; thence through a portion of Lot 6, S 3-32 E 111.8 feet to a pin; joint rear corner of Lots 6 and 7; thence N 61-10 E 11.3 feet to a pin; thence S 25-02 E 82.5 feet through a portion of Lot 7 to a pin on the joint line of Lots 7 and 8; thence running S 29-08 E 95.2 feet through a portion of Lot #8 to a pin; thence S 76-22 W 361.5 feet to a pin on the joint rear corner of Lots 1 and 3; thence N 19-20 W 215.9 feet to a point on Range View Drive; thence following Range View Drive, to-wit: N 45-31 E 50 feet to a pin; thence (CONTINUED BELOW)

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.

thence N 27-43 E 40 feet to a pin; thence N 14-21 E 28.7 feet to a pin; thence N 7-23 E 49 feet to a pin; thence N 21-10 E 37.9 feet to a pin; thence N 47-30 E 35 feet to a pin; thence N 60-0 E 90.8 feet to a pin, the point of beginning. Being the same property conveyed to the mortgagors by deed of Martha J. Durham, dated May 5, 1977, recorded on even date herewith.

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