

P.O. Box 3028  
Greenville, SC 29602

STATE OF SOUTH CAROLINA } GREENVILLE CO S.C. MORTGAGE OF REAL ESTATE  
COUNTY OF GREENVILLE } DECEMBER 11 1973 TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, BETTY B. EVANS, (formerly Betty B. Henry)

(hereinafter referred to as Mortgagor) is well and truly indebted unto

FIRST CITIZENS BANK & TRUST COMPANY

(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

FIFTEEN THOUSAND FIVE HUNDRED SEVENTY SIX AND 48/100 Dollars (\$15,576.48) due and payable

IN ACCORDANCE WITH THE TERMS OF THE NOTE OF EVEN DATE HEREWITH FOR WHICH THIS MORTGAGE STANDS AS SECURITY

with interest thereon from date at the rate of 14.50 per centum per annum, to be paid: monthly

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:

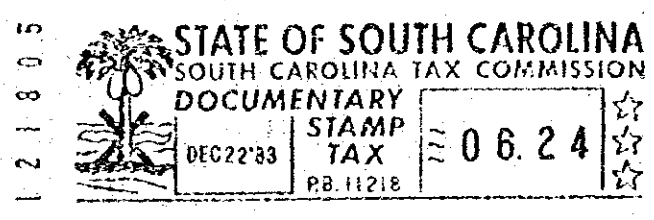
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 Cochran Drive, being shown as Lot No. 1 on a plat of Dempsey Heights Subdivision, dated June 4, 1971, prepared by enwright Associates, recorded in Plat Book 4-N Page 11, in the R.M.C. Office for Greenville county, and having, according to said plat, such metes and bounds as will appear thereon.

THIS is the same property conveyed to Betty B. Henry (now Betty B. Evans) by deed from Gordon E. Mann, dated Octoebr 15, 1974 and recorded in the RMC Office for Greenville County on October 16, 1974 in Deed Book 1008 at Page 618.

THIS Mortgage is junior in lien to that certain mortgage in favor of Cameron-Brown Company recorded on October 20, 1972 in REM Book 1254 at Page 177 in the original amount of \$17,550.00.

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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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