

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE, S.C.
SEP 3 9 31 AM '74
R.M.C.

VOL 1048 PAGE 614

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, CHARLES L. GRAY AND GERTRUDE GRAY formerly VIRGINIA BROCKMAN

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

(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, three hundred and two dollars and 50/100-----

Dollars (\$ 7,302.50) due and payable

IN ACCORDANCE WITH THE TERMS OF THE NOTE OF EVEN DATE HEREWITH

with interest thereon from DATE HEREWITH at the rate of 21% 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, and being on the western side of Fourth Day Street, near the City of Greenville, and being known and designated as Lot No. 29 as shown on a plat of Canterbury Subdivision, Section II, prepared by Heaner Engineering Co., Inc., dated July 17, 1972, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-R at Page 32, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Fourth Day Street at the joint front corner of Lots Nos. 28 and 29 and running thence with the line of Lot 28, S. 64-00-23 W. 137.25 feet to an iron pin; thence with the rear line of Lot 42, S. 21-54-05 E. 55.62 feet to an iron pin; thence with the rear line of Lot 41, S. 12-28 E. 10.00 feet to an iron pin at the joint rear corner of Lot 29 and 30; thence with the line of Lot 30, N. 74-08-00 E. 140.00 feet to an iron pin on the western side of Fourth Day Street; thence with the curve of the western side of Fourth Day Street, the chord of which is N. 22-20-14 W. 90.00 feet, to the point of beginning.

This is the same property conveyed to Mortgagor by Deed of Robert P. Billig and Betty J. Billig, recorded in the RMC Office for Greenville County in Deed Book 1079 at page 887, recorded on May 26, 1978.

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS COMMISSION
DOCUMENTARY
STAMP
TAX \$ 02.96

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.