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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

FILED TO ALL WHOM THESE PRESENTS MAY CONCERN:
GREENVILLE CO. S.C.

APR 25 9 37 AM '54

WHEREAS, HARRY W. HAYNES

OF THE COUNTY OF GREENVILLE
SOUTH CAROLINA

(hereinafter referred to as Mortgagor) is well and truly indebted unto THE SOUTH CAROLINA NATIONAL BANK

(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 -----

--TWENTY-TWO THOUSAND AND NO/100-----Dollars (\$22,000.00---) due and payable

pursuant to the terms of Note of even date.

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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, in the City of Greenville, being known and designated as Lot Numbers 1 and 2, Block K, according to a plat of the property of Utopian Developing Company, plat made by R. E. Dalton, May, 1939, and recorded in the R.M.C. Office for Greenville County in Plat Book M, at Page 13, and having, according to a more recent plat of said property, plat made by Piedmont Engineering Service, October 21, 1950, which latter plat is recorded in the R.M.C. Office for Greenville County in Plat Book Z at Page 69, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Maple Avenue (formerly East Avondale Drive) at the joint front corner of Lots Nos. 2 and 3, Block K, and running thence along the line of Lot No. 3, S. 75-09 E. 170 feet to an iron pin; thence N. 2-29 E. 136 feet to an iron pin; thence N. 76-06 W. 119.2 feet to an iron pin on the eastern side of Maple Avenue (formerly East Avondale Drive); thence along the eastern side of Maple Avenue (formerly East Avondale Drive), S. 23-38 W. 134 feet to an iron pin at the point of beginning.

This being the same property conveyed to Mortgagor by deed from W. S. Griffin, Jr., and J. C. Henderson recorded November 9, 1950, in the R.M.C. Office for Greenville County, S. C., in Deed Book 423 at Page 42.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP TAX
APR 25 1954
RD. 11218
= 08.80 =

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.

4. 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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