

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }  
 COUNTY OF GREENVILLE }

FILED  
 GREENVILLE COUNTY S.C. MORTGAGE OF REAL ESTATE VOL 1685 PAGE 208  
 TO ALL WHOM THESE PRESENTS MAY CONCERN.  
 OCT 11 2 25 PM '84  
 DONALD W. HUBBARD

WHEREAS, CHARITY CRAMER

(hereinafter referred to as Mortgagor) is well and truly indebted unto AMERICAN LIFE AND CASUALTY INSURANCE COMPANY,  
 P. O. Box 2507, Fargo, North Dakota 58108

(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 Thirty-Two Thousand & No/100-----

Dollars (\$32,000.00---) due and payable  
 in monthly installments of Three Hundred Twenty-Nine & 28/100 (\$329.28) Dollars,  
 commencing on the first (1st) day of November, 1984, and continuing on the first  
 (1st) day of each and every month thereafter until paid in full no later than  
 thirty (30) years from date

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of 12% per centum per annum, to be paid: included in  
 each monthly installment.

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:

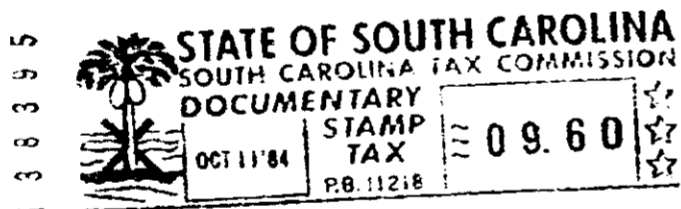
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any  
 other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the  
 Mortgagee, and also in 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 \_\_\_\_\_

ALL that piece, parcel or lot of land lying in the State of South  
 Carolina, County of Greenville, shown as Lot 5 on plat of Inez B.  
 Hall Property, recorded in Plat Book FF at page 541 and having  
 such courses and distances as will appear by reference to said  
 plat.

The above conveyance is subject to all rights of way, easements  
 and protective covenants affecting same appearing upon the public  
 records of Greenville County.

Being the same property conveyed to the mortgagor herein by deed  
 of Roger W. Hallquist and Ruth D. Hallquist dated October 5,  
 1984, and recorded on October 11, 1984, in the RMC Office for  
 Greenville County in Deed Book 1223, Page 935.



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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 such 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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