

MORTGAGEE'S ADDRESS:  
Box 252  
West Union, S. C. 29696

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S.C.  
JAN 2 10 15 AM '85  
S. TANKERSLEY  
R.M.C.

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

VOL 1696 PAGE 842

WHEREAS, STEPHEN C. BROCKWAY AND JANET L. BROCKWAY

(hereinafter referred to as Mortgagor) is well and truly indebted unto PAUL K. SCHRODER

(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-NINE THOUSAND AND NO/100

Dollars (\$ 29,000.00 ) due and payable

IN ONE HUNDRED EIGHTY (180) monthly installments of Three Hundred Eleven and 72/100 (\$311.72) Dollars Beginning January 30, 1985 and continuing monthly until paid in full.

with interest thereon from December 31, 1984 at the rate of Ten (10%) per centum per annum, to be paid: AS SET OUT ABOVE.

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

ALL that piece, parcel or lot of land in Chick Springs Township, Greenville County, South Carolina, in School District 9C in a Section known as Piedmont Park, and being a part of the property shown on a plat of M.C. Green property recorded in the R.M.C. Office for Greenville County in Plat Book "O" at Page 119, said lot fronting on the southeast side of Park Avenue, and having according thereto the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Park Avenue, at a point 410 feet from the southwest corner of the intersection of Park Avenue and Rutherford Road, and running thence in a southwestern direction 240 feet; thence in a northwestern direction 105 feet; thence in a northeastern direction 240 feet to Park Avenue; thence along the southeastern side of Park Avenue in a southeastern direction 105 feet to the point of beginning.

Derivation: Deed Book 1230, Page 213 - Paul K. Schroder 12/31/84

IT IS Expressly agreed and understood that this Mortgage covers that certain 1967 Broadmore Mobile Home, 12X60, Serial # DL6BGS0062 and Title Number S158901 that is now situate on this property.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
JAN-2-85  
TAX  
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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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