

MORTGAGE OF REAL ESTATE

BOOK 1452 PAGE 817

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } GREENVILLE COUNTY MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, JACQUILINE E. BOLING, (formerly Jacqueline E. Orr)

(hereinafter referred to as Mortgagor) is well and truly indebted unto WILLIAM E. CALDWELL

(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-five thousand-----Dollars (\$25,000.00) due and payable

with interest thereon from **12-13-78** at the rate of **12** per centum per annum, to be paid: **six months from date of this mortgage**

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.

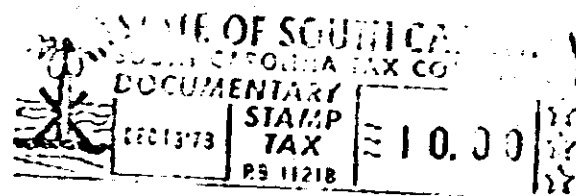
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee, and 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 northern side of West Faris Road and the eastern side of Melville Avenue being shown and designated as Lots Nos. 11 and 12 on a Plat of Aberdeen Highlands, made by Dalton & Neves Engineers, dated November, 1941, revised, June, 1942, and recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book M, Page 37.

The above property is that conveyed to mortgagor by deed of C. Richard Orr dated Dec. 1, 1965, and recorded in RMC Office for Greenville County in Deed Book 796 at Page 370.

This mortgage is subject only to mortgage to NCNB with a balance as of Dec. 1, 1978 of \$9,895.47.

GCTO -----2 DE13 78 1526
GCTO -----2 DE13 78 1527



Together with all and singular rights, members, tenements, 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 herein above 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 Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

0817

4328 RV-2