

FEB 8 10 43 AM 1961

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 849 PAGE 259

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, VERNON W. RANDOLPH

(hereinafter referred to as Mortgagor) is well and truly indebted unto VICTORIA K. SAAD

(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

ONE THOUSAND FIVE HUNDRED AND NO/100-----Dollars (\$1,500.00) due and payable

in monthly installments of Sixty and No/100 (\$60.00) Dollars. The first installment to be paid on March 1, 1961 and the entire balance to be paid two years from date hereof,

with interest thereon from date at the rate of 6 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, on the South side of Fairmont Avenue, near the City of Greenville, being shown as Lot 30 on a plat of Section I of Belmont Heights, made by C. C. Jones, Engineers, April, 1954 and recorded in the RMC Office for Greenville County, S. C. in Plat Book GG at pages 54 and 55 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Fairmont Avenue at the joint front corner of lots #29 and 30; running thence along the line of lot #29 S. 32-16 E. 209 feet to an iron pin; thence N. 21-14 E. 100 feet to an iron pin; thence with the line of lot 31, N. 16-38 W. 161.3 feet to an iron pin on the South side of Fairmont Avenue at joint front corner of lots 30 and 31; thence along the South side of Fairmont, S. 61-27 W. 56 feet to an iron pin; thence continuing along the South side of Fairmont Avenue S. 49-27 W. 69 feet to the beginning corner.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

In Assignment to this mortgage see next page.

Attest
Ollie Jamusath.
B.M.C.
at 3:15 P.M.
20158

Lien Released By Sale Under
Foreclosure 15 day of February
A.D., 1962. See Judgment Roll
No. *R-3245*
E. Jamusath
MASTER