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MORTGAGE OF REAL ESTATE-Offices of MANN & MANN, Attorneys at Law, Greenville, S. C.

ROOK 986 PAGE 355

STATE OF SOUTH CAROLINA FEB 16 11 31 AM 1965

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

We, Morrell E. Suttles and Mary O. Suttles, are

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Mildred T. Stanford, d/b/a Palmetto Mortgage

Company

(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

Three Thousand Nine Hundred Seventy-Eight and 27/100------Dollars (\$ 3,978, 27 ) due and payable

Due and payable \$76.90 per month for 60 months beginning April 1, 1965; payments to be applied first to interest, balance to principal.

with interest thereon from date at the rate of

six ner

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, instrance 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, Greenville Township, on the eastern side of Carl Court, being known and designated as Lot No. 5, plat of Carl Court, as shown on plat recorded in the R. M. C. Office for Greenville County in Plat Book "KK", Page 149 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Carl Court at the joint front corner of Lots Nos. 4 and 5 and running thence with a drainage easement, N. 55-37 E. 108.7 feet to an iron pin; thence N. 10-00 W. 70 feet to an iron pin; thence S. 76-25 W. 185.6 feet to an iron pin, corner of Lot No. 6; thence with the line of Lot No. 6 S. 22-10 E. 96.8 feet to an iron pin on Carl Court; thence with the curve of said Court N. 70-25 E. 40 feet to an iron pin; thence continuing S. 67-58 E. 30 feet to an iron pin, the point of beginning.

The above is the same property conveyed to the mortgagors by deed dated June 10, 1959 and recorded in the R. M. C. Office for Greenville County in Deed Book 626, Page 495.

This is a second mortgage, subject only to that first mortgage given to Fidelity Federal Savings & Loan Association dated June 11, 1959 in the original amount of \$5,000.00 and recorded in Mortgage Book 791, Page 252, R. M. C. Office for Greenville County.

STATE OF SOUTH CAROLINA			)	
			)	ASSIGNMENT
COUNTY	$_{ m OF}$	GREENVILLE	)	

FOR VALUE RECEIVED, the undersigned hereby assigns, transfers and sets over unto NORTH AMERICAN ACCEPTANCE CORPORATION, the within mortgage, without recourse.

In the presence of:

Mildred T. Stanford, d/b/a Palmetto

Mortgage Company

Assignment Recorded Fe ruary 16, 1965 at 11:31 A. M. #23048

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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.