MORTGAGE OF REAL ESTATE—Mann, ABEFULLISE COAS, CHIOTES, at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA

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COUNTY OF GREENVILLE OLLIE FARNSWORTH

R. M. C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Edwin E. Clement and Patricia H. Clement

(hereinafter referred to as Mortgagor) is well and truly indebted unto 2 Rockwood Enterprises, Inc.

with interest thereon from

date

at the rate of . Seven

per centum per annum, to be paid:

at maturity

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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its successors and assigns:

All those pieces, parcels or lots of land in the County of Greenville, State of South Carolina, situate, lying and being on the southeastern side of Waterloo Circle being known and designated as Lot Nos. 6, 7 and 8 on a plat of Boiling Springs Estates, said plat being recorded in the RMC Office for Greenville County in Plat Book at Page, and having such metes and bounds as shown thereon, said plat being incorporated herein by reference.

This is a purchase money mortgage.

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 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 heireinabove 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.