

STATE OF SOUTH CAROLINA
COUNTY OF
Greenville



BOOK 1199 PAGE 653

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Eddie Lee & Betty G. Finley

(hereinafter referred to as Mortgagor) is well and truly indebted unto T.B. Henry

(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 Thirty Five Hundred and fifty dollars Dollars (\$ 3550.00) due and payable

in weekly installments of \$46.00 per week for 77 payments and one payment of \$8.00

with interest thereon from date at the rate of per centum per annum, to be paid:

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 lot, tract or parcel of land located near the town of Mauldin, in Greenville County, South Carolina, being described as follows,

Beginning at an iron pin and running with the line of lot No. (1) now or formerly owned by Thomas and Cathrine B. Finley, S.82-00 E. a distance of 151.0' to an iron pin in the east edge of dirt road; thence N. 31-46 E. 144.50' to an iron pin; thence N. 82-00 W 151.0' along the Anna Brockman line to an iron pin, this pin being a joint corner of this lot and the remaining property of the Grantor; thence which is the point of beginning, containing 0.50 acre.

This lot being a portion of the property described in deed Book 711, page 33 Greenville County office of R.M.C.

Also the remaining one (1) acre of the original property of Edna Brockman Finley, recorded in deed Book 711, page 33, and transferred to Eddie Lee & Betty Finley by Edna B. Finley, May 7, 1971.

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.