

REGISTRATION NO. 22
COMPLIED WITH

FILED
GREENVILLE CO. S. C.

BOOK 1267 PAGE 557

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
JUN 21 1973
DANNIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, **We, William Andrew Mullikin and Peggy G. Mullikin,**

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Truman S. Mullikin**

(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

Twelve Thousand and 00/100 Dollars (\$12,000.00) due and payable

Due and payable \$100.00 per month beginning February 28, 1973, and continuing thereafter until paid in full.

with interest thereon from **even date** at the rate of **5 1/2** per centum per annum, to be paid: **on demand**

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, both within and without the City of Greenville, on the Northern side of Arlington Avenue being known and designated as the Southern portion of Lot No. 13, Block A, as shown on a plat of the property of the Pendleton Street Realty Association recorded in the R. M. C. Office for Greenville County in Plat Book A, at pages 122 and 123 and having the following metes and bounds to-wit:

BEGINNING at an iron pin on the northern side of Arlington Avenue (shown on the above mentioned plat as Garlington Street), the joint front corner of Lots Nos. 12 and 13 of Block A, and running thence along the joint line of said lots in a northwesterly direction (approximately N. 28 W.) 102 feet, more or less, to an iron pin at the rear corner of a lot heretofore conveyed to Bowen; thence along Bowen's line, S. 66-28 W. 74.2 feet to an iron pin on the line of Lot No. 14 of Block A; thence along the line of that lot, in a southeasterly direction, (approximately S. 27 E.) 101 feet, more or less, to an iron pin on the northern side of Arlington Avenue; thence along the northern side of Arlington Avenue N. 59-27 E. 74 feet, 1 1/2 inches to the beginning corner.

This being the same property conveyed to the mortgagors herein by deed dated February 2, 1973 and not yet recorded in the R. M. C. Office of Greenville County.

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 attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all 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.

SATISFIED AND CANCELLED OF RECORD

21 DAY OF June 19 73
Dannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:22 O'CLOCK P. M. NO. 37012

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 17 PAGE 71