

MORTGAGE OF REAL ESTATE-

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.
DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, *Andrew Holmes*

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

(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 *Four Thousand Five Hundred & 00/100*

-----Dollars (\$4,500.00) due and payable
in installments of \$54.61 beginning on September 1, 1977 and \$54.71 on the first day of each and every month thereafter until the entire principal sum together with interest is paid in full, said installments to be applied first to the payment of interest, the balance to principal.

with interest thereon from *date* at the rate of *8 1/2* 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, the Mortgagee's heirs, 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 certain lot of land in Greenville Township, Greenville County, State of South Carolina, near the Judson Mill, being known and designated as Lot 54 on Plat of lands of Pride and Patton Land Company, recorded in the RMC Office for Greenville County in Plat Book E, Page 249, and having the following metes and bounds, according to said plat:

BEGINNING at an iron pin on the north side of Heatherly Drive 100 feet east of the corner of Heatherly Drive and Valley Street, and running thence with Heatherly Drive S. 53-45 E. 50 feet to an iron pin, corner of Lot No. 53; thence with the line of said Lot N. 38-15 E. 162.0 feet to an iron pin, corner of Lot No. 75; thence with line of said Lot. N. 59-27 W. 50.24 feet to an iron pin, corner of Lot No. 58; thence with line of said lot E. 38-15 W. 177.7 feet to the beginning corner.

This is the same lot conveyed to Sandra Moss by Carper Properties, Inc. on the 10th. of Dec. 1976 at 9:58 A.M., recorded in Deed Book 1047, page 678.

Elizabeth S. Carper
3704 White Horse Road
Greenville, S. C. 29611

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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 is 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.

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