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GREENVILLE CO. S.C.
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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, DOUGLAS E. KENNEMORE

(hereinafter referred to as Mortgagor) is well and truly indebted unto RUBY H. KENNEMORE

(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 THOUSAND AND NO/100

Dollars (\$ 30,000.00) due and payable

FIVE (5) YEARS FROM DATE,

with interest thereon from DATE at the rate of 10% 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, 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, being on Rockingham Road near the City of Greenville, South Carolina, being designated as LOT NO. 29 ROCKINGHAM ROAD on the plat of "Barksdale" made by Dalton & Neves, Engineers, dated December 1959 and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book QQ, at pages 118-119, and having the following metes and bounds:

BEGINNING at an iron pin on the East side of Rockingham Road, joint front corner of Lots 28 and 29 and running along Rockingham Road S. 16-42 E. 181.5 feet to an iron pin, joint front corner of Lots 29 and 30; thence along the line of Lot No. 30 N. 35-47 E. 272.4 feet to an iron pin, joint rear corner of Lots 29, 30, 31 and 32; thence N. 12-36 E. 79.6 feet to an iron pin, joint rear corner of Lots 32 and 33; thence N. 20-04 W. 20 feet to an iron pin, joint rear corner of Lots 28 and 29; thence along the line of Lot No. 28 S. 57-14 W. 264.2 feet to an iron pin, the beginning corner.

This property is subject to the restrictions recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 648, Page 453.

This being the same property acquired by the Mortgagor by deed of Huguenin & Douglas Inc. to Douglas E. Kennemore and Barbara H. Kennemore, dated July 24, 1967, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 824 at page 325 on July 26, 1967.

This mortgage is subject to the lien of that certain mortgage to Security Federal Savings and Loan Association dated March 16, 1970, in the amount of \$52,000.00, recorded March 16, 1970 in REM Book 1150 at Page 253., in the R.M.C. Office for Greenville County, South Carolina.

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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 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.

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