

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.

MORTGAGE OF REAL ESTATE

FEB 16 4 27 PM 1979 ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, PAULA ALEXANDER WEST

hereinafter referred to as Mortgagor) is well and truly indebted unto ALLEN LEE JOHNSON

(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 FIVE THOUSAND AND NO/100

Dollars (\$ 5,000.00) due and payable

six (6) months from the date hereon.

with interest thereon from February 16, 1979 at the rate of ----- per centum per annum, to be paid of six hundred dollars, to be paid August 12, 1979.

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 piece, parcel or lot of land with improvements thereon, lying and being in the Dunean Mill Village, Greenville, South Carolina, and being more particularly described as Lot No. 120, Section 4 as shown by plat entitled "Subdivision of Dunean Mills, Greenville, South Carolina made by Pickell Engineers, Greenville, South Carolina on June 7, 1948 revised June 15, 1948 and August 7 1948 and recorded in the RMC Office for Greenville County in Plat Book S at pages 173-177 inclusive. According to the said plat the within described lot is also known as No. 56 Smythe Avenue and fronts thereon 70 feet

THIS is the same property which the mortgagor herein received by testate succession from Addie S. Alexander as appears in the Greenville County Court in Probate File 1324, Apartment 10, titled in 1976.

The Mortgagor agrees to pay the mortgagee herein at the time of the selling of this property.

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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