

FILED
GREENVILLE CO. S. C.

1472 481

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUL 3 10 24 AM '79
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, WILLIAM T. AND MARY JEAN TITLER

have hereinafter referred to as Mortgagor, as well as hereby assigned to SOUTHLAND PROPERTIES, INC.

This latter referred to as Mortgagee, as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated here in by reference, in the sum of
Thirteen Thousand Two Hundred and 00/100 Dollars (\$13,200.00) due and payable
in 60 monthly installments of \$220.00 with the first payment being due July 22, 1979
and the final payment being due June 22, 1984.

Amount Financed \$9863.66

with interest thereon from date of the rate of 15.00 percentum 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 and 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, situate lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 216, Section 1, of Valleybrook Subdivision, according to a Plat thereof recorded in the RMC Office for Greenville County in Plat Book 42 at Page 60, and having according to said plat such notes and bounds as shown thereon.

This being the same property conveyed unto the Grantor herein by deed from Bankers Trust of South Carolina, recorded March 12, 1976, in Deed Volume 1030, at Page 642, in the RMC Office for Greenville County.

This deed is executed pursuant to the Order of Honorable J. Patton Davis, Bankruptcy Judge, Dated September 7, 1977, IN RE: Southland Properties, Inc., Bankrupt.

GRANTOR: LOUIS W. BRUNER, as trustee in Bankruptcy for Southland Properties, Inc.
DEED DATED October 28, 1977



1452

Together with all and singular rights, members, hereditaments, 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 whatsoever lawfully claiming the same or any part thereof.

2.5001

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
\$200.00

4328 RV-2

0481