

FILED
GREENVILLE CO. S. C.

Block Book # 136-16-1

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

2 12 PM '79
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
GREENVILLE S.C.

1400 page 791

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WHEREAS, Erline Edwards

(hereinafter referred to as Mortgagor) is well and truly indebted unto the Greenville County

Redevelopment Authority

(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 Seventy-Six and no/100 -----

-----Dollars (\$ 12,076.00) due and payable

in 180 consecutive monthly installments of Eighty-Three and 45/100 (\$83.45) Dollars, commencing November 15, 1979,

1 2 3 4 5 6 7 8 9 10 11 12

with interest thereon from said date at the rate of 3% 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

ALL that piece, parcel or lot of land lying, being and situate near the City of Greenville, at the southeastern intersection of Montana Street (formerly Summit Street) and Dyer Street (formerly Parker Street), County and State aforesaid, in the area generally referred to as City View and being more particularly described as follows:

BEGINNING at an iron pin at the southeastern section of Montana Street (formerly Summit Street) and Dyer Street (formerly Parker Street) and running thence along and with the eastern side of Dyer Street S.12-3/4 E. 138 feet to an iron pin; thence in an easterly direction 51.5 feet, more or less, to a point 129 feet from Montana Street; thence N.6-1/4 W. 129 feet to an iron pin on Montana Street; thence running along and with the southern side of Montana Street S.83-3/4 W. 68.75 feet to the beginning point.

This being the same property conveyed to the mortgagor by deed from William Arthur Edwards, Lucille Edwards Owens, Emmett H. Edwards, James Edwards, Dorothy Edwards Southerlin, as recorded in the R.M.C. Office for Greenville County in Deed Book 991 at Page 703 on January 7, 1974 and inherited by the mortgagor by Will of Toy E. Edwards, as shown in the Probate Court for Greenville County in Apartment 1351, File 10.

This property is conveyed subject to all restrictions, right of ways, easements and zoning ordinances of record or on the ground affecting said property.

Greenville County Redevelopment Authority
Bankers Trust Plaza, Box PP-54
Greenville, South Carolina 29601

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
0484

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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