

MORTGAGE OF REAL ESTATE -

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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MORTGAGE OF REAL ESTATE

BOOK 1483 PAGE 586

TO ALL WHOM THESE PRESENTS MAY CONCERN:

RECORDED
OCT 19 1979
SARRATT

WHEREAS, David H. Taylor and Elizabeth B. Taylor

(hereinafter referred to as Mortgagor) is well and truly indebted unto Charles A. Taylor, 8220 Stone Trail Drive, Bethesda, Maryland

(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 Ten Thousand

Dollars (\$ 10,000.00) due and payable

in twenty eight (28) equal monthly installments of Three Hundred Ninety Five (\$395.00) Dollars and one final installment of Two Hundred Eighteen and 66/100ths (\$218.66) Dollars, commencing October 1, 1979.

with interest thereon from Sept. 26, 1979 at the rate of ten (10) per centum per annum, to be paid:

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 situate, lying and being on the southern side of Gray Fox Square in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 127 on a plat entitled "Gray Fox Run" made by C.O. Riddle, R.L.S., on November 6, 1975 and recorded in the RMC Office for Greenville County in Plat Book 5-P at Page 9, and revised on March 4, 1976, said revised plat being recorded in the RMC Office for Greenville County in Plat Book 5-P at Page 16 and having such metes and bounds as appear thereon.

This is the identical property conveyed to the Mortgagors herein by Deed from Bob Maxwell Builders, Inc. of even date to be recorded herewith in the RMC Office for Greenville County.

REC-1 OCT 8 1979 244

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
\$ 04.00

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 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 whomsoever lawfully claiming the same or any part thereof.

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