

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, *George Stephen Martin & Fannie A. Martin*

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

Southern Discount Company, Inc.
Mauldin Square, Mauldin, S.C.

(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 Nine thousand six hundred forth-eight & 17/100 Dollars (\$ 9,648.17) due and payable

in sixty (60) equal installments of Two Hundred forty-five & 00/100 (\$245.00) Dollars, the first installment being due on the 9th day of December, 1979, and the final installment being due on the 9th day of November, 1984,
AMOUNT FINANCED: \$9648.17

with interest thereon from date at the rate of 18.00% 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, of and of 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 the buildings and improvements thereon, situate, lying and being in the Town of Mauldin, County of Greenville, State of South Carolina, being known and designated as Lot No. 35, Sections I & II of Parkwood Subdivision, plat of which is recorded in the RMC Office in Greenville County, South Carolina in Plat Book 4-R, page 42, and having, according to said plat, the following metes and bounds, to-wit:

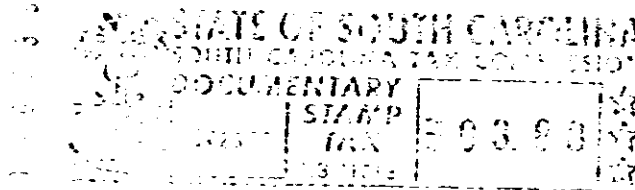
BEGINNING at an iron pin on the westerly side of Elkwood Street, joint front corner Lots 35 and 36 and running thence S. 87-57 W. 166.6 feet to an iron pin; thence N. 8-11 W. 29.4 feet to an iron pin; thence N. 55-53 E. 158.5 feet to an iron pin on Elkwood Street; thence along Elkwood Street S. 26-41 E. 60 feet to a point; thence continuing along Elkwood Street S. 12-05 E. 60 feet to an iron pin, the point of beginning.

This conveyance is made subject to any restrictions, rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

This is the same property conveyed to the grantor by deed recorded in the RMC Office for Greenville County, S.C., in Deeds Volume 967, Page 151.

GRANTOR: Courtney P. Holland Deed Dated May 28, 1973

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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 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 whomsoever lawfully claiming the same or any part thereof.

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