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MORTGAGE OF REAL ESTATE - S. C.

BOOK 1542 PAGE 262

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MAY 27 3 29 PM '81  
JOHN... MORTGAGE OF REAL ESTATE  
W. H. C. WAINWRIGHT  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Y. Edward Morris and Mary B. Morris, 141 Catlin Circle, Greenville, SC

(hereinafter referred to as Mortgagor) is well and truly indebted unto The City of Greenville, A Municipal Corporation, Post Office Box 2207, Greenville, South Carolina 29602

(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 Two Thousand Eight Hundred Thirty Five and 95/100 Dollars (\$2,835.95) due and payable

after work completed  
with interest thereon from 15th of month at the rate of 1 per centum per annum, to be paid: \$ 24.84 per month and \$25.77 last payment.

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, and being known and designated as Lot 21 on a plat of Hyde Park prepared by Carolina Engineering & Surveying Company, June 1963, and recorded in the R.M.C. Office for Greenville County in Plat Book YY at Page 141, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Catlin Circle at the joint front corner of Lots 21 and 20, and running thence S. 60-15 W., 189.6 feet to an iron pin; thence N. 17-34 W., 70 feet to an iron pin; thence N. 63-0 E., 174.6 feet; thence along Catlin Circle, S. 30-0 E., 60 feet to the point of beginning.

THIS property is known and designated as Block Book No. 267-3-41.

BEING the same property conveyed to Y. Edward Morris and Mary B. Morris by deed of Elijah Scott Jr. and Geneva P. Scott, recorded in the RMC Office for Greenville County in Deed Book 1080 at page 661, on June 7, 1978.

THIS mortgage is junior and subordinate to a mortgage executed by Y. Edward Morris and Mary B. Morris to Collateral Investment Company, recorded in REM Book 1434 at page 435, on June 7, 1978.

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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