

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GR. FILED  
CO. S.C.  
10 03 AM '82  
TAKKERSLEY  
R.M.C.  
Send to: Kim R. Varner  
P.O. Box 566  
Fountain Inn, SC 29644  
MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1579 PAGE 670

WHEREAS, CHARLES MERRIAM

(hereinafter referred to as Mortgagor) is well and truly indebted unto Ethel W. Wall, John B. Wall and Wilma Jean Wall Smith

(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

THIRTY-SIX THOUSAND AND NO/100----- Dollars (\$36,000.00) due and payable

with interest thereon from date at the rate of N/A per centum per annum, to be paid as per Note.

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 Mortgagee 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, in Chick Springs Township, being known and designated as Lots 1, 2, 3, 4, 5, and 6 on plat of property of B.M. McGee Estate, situate near Paris Station, prepared by Dalton & Neves, Engineers, October, 1941, recorded in Plat Book O, Page 33 R.M.C. Office for Greenville County, and being more particularly described as follows, to-wit:

Lots 1 and 2:

BEGINNING at an iron pin on the North side of the National Highway, at corner of McGee property and Vess property, and running thence with the joint line of said properties N. 12-02 W. 104 feet to an iron, corner of Lot No. 4 on said plat; thence N. 79-15 E. along the rear lines of said Lots Nos. 4 and 5, 111.4 feet to an iron pin, corner of Lot No. 3; thence with the said line of that Lot, S. 19-45 E. 90.5 feet to an iron pin on the North side of the National Highway; thence with said highway S. 70-20 W. 62 feet to an iron pin, corner of Lot No. 1; thence still with said Highway S. 74 W. 62.5 feet to the beginning corner.

Lot 3

BEGINNING at an iron pin at the corner of Lot No. 2 on the Northwest side of the old National Highway No. 29, which point is 124.5 feet from the corner of a strip of land conveyed to V.V. McCarter, which is now shown on the Township Block Book as a street, and running thence along the line of Lot No. 2, N. 19-45 W. 90.5 feet to an iron pin in the rear line of Lot No. 5; thence along the rear line of Lots Nos. 5 and 6, N. 79-15 E. 50 feet to an iron pin at the rear corner of Lot No. 43 of the E.M. Wharton property; thence along the line of that lot, S. 28-30 E. 80 feet to an iron pin at the corner of said lot on the Northwest side of the old National Highway No. 29; thence along said highway, S. 66-30 E. 62 feet to the beginning corner.

Lot Nos. 4, 5, and 6

BEGINNING at a point of the Southern side of Hall Court and running thence along lines of Lots 4, 5, 6, N. 68-50 E. 168 feet to an iron pin joint front corner of Lots Nos. 6 and 7; running thence S. 27-40 E. 113 feet to an iron pin; thence S. 61-30 W. 37 feet to an iron pin; thence S. 79-15 W. 161.4 feet to an iron pin; thence N. 12-02 W. (continued)

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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