

Vol 1569 No 575

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
JUN 27 12 59 PM '84
R.M.C. OFFICE

WHEREAS, Roy Cleveland Young, Jr., and Esther Louise Young

(hereinafter referred to as Mortgagor) is well and truly indebted unto The South Carolina National Bank

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in incorporated herein by reference, in the sum of

Twenty Thousand and No/100-----Dollars (\$ 20,000.00) due and payable
365 days from June 27, 1984

interest thereon from _____ date _____ at the rate of 13.875% per centum per annum, to be paid: quarterly.

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, the Mortgagee's heirs, 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~~

ALL that certain piece, parcel, or lot of land, situate, lying, and being on the southern side of Huntington Road, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 68 as shown on a plat of Sheet No. 4 of Huntington Subdivision, prepared by Piedmont Engineers & Architects, dated May 4, 1968, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book WW, at Page 26, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern edge of the right-of-way for Huntington Road at the joint front corner of Lots 68 and 69, and running thence with the line of Lot No. 69, S. 1-20 E. 376.06 feet to an iron pin; thence with the subdivision property line, S. 79-55 W. 330 feet to an iron pin at the joint rear corner of Lots No. 67 and 68; thence with the line of Lot No. 67, N. 9-45 E. 482.21 feet to an iron pin on the southern edge of the right-of-way for Huntington Road; thence with the curve of the southern edge of the right-of-way for Huntington Road, the chords of which are as follows: S. 76-06 E. 116.6 feet to an iron pin, and thence, S. 83-39 E. 122.1 feet to the point of Beginning.

The within property is the identical property conveyed to Roy Cleveland Young, Jr., and Esther Louise Young by deed of Helen J. Croxton, et al, dated February 29, 1984, which said deed is recorded in the R.M.C. Office for Greenville County, South Carolina, on March 9, 1984, in Deed Book 1207, at Page 773.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
JUN 27 84
STAMP
TAX
FR 11218
08.00

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 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 is 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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