

WHEREAS CHARLES H. DEMPESE and MARIE J. DEMPESE
FRED H. TRAMELL

...of the sum of FIVE THOUSAND AND NO/100 Dollars (\$5,000.00) due and payable

...with first payment to begin November 25, 1972,
and \$500.00 due and payable on the 25th day of each month thereafter
until paid in full.

...per centum for amount to be paid: **Semi-Annually**

WHEREAS the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or
for the Mortgagee'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 as-
signs:

"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 those certain lots of land in the County of Greenville, State of South
Carolina, being located in Piedmont Estates as shown on plat thereof re-
corded in the R.M.C. Office for Greenville County in Plat Book M at Page
123 and Plat Book KK at Page 45, and being shown as Lots Nos. 144 and 145
in Block 1 on Sheet P8 in Greenville County Block Book.

Said Lot 144 is described as follows according to said plat: BEGINNING at
an iron pin on Omar Avenue at the rear corner of Lot No. 104, and running
thence along the rear line of Lots Nos. 104, 105, 106, 107, 108, 109, 110,
111, 112, 113, 114, and 115, N. 66-0 W. 737.1 feet to iron pin rear corner
of Lot No. 115; thence in a northeasterly direction 154.1 feet to an iron
pin on Mark Clark Street as shown on plat; thence along said Mark Clark
Street to iron pin at the intersection of Mark Clark Street and Omar Avenue
as shown on said plat; thence along Omar Avenue to the beginning corner.

Said Lot 145 is described as follows according to said plat: BEGINNING at
an iron pin on Omar Avenue at the rear corner of Lot No. 103, and running
thence along the rear line of Lots Nos. 103, 102, 101, and 100, S. 66-0 E.
214.1 feet to iron pin on 20 ft. alley; thence along said alley as shown on
said plat, to iron pin at joint rear corner of Lots 98 and 99; thence
along the rear line of Lot No. 99, N. 1-48 E. 143.6 feet to iron pin on
Mark Clark Street and Omar Avenue; thence along Omar Avenue to the
beginning corner.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or ap-
pertaining, 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 whatsoever lawfully claiming the same or any part thereof.