

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. SECOND
DEC 3 4 02 PM '74
C. STAMMERLEY
REC.

BOOK 1328 PAGE 789

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, DAVID H. CAMPBELL

(hereinafter referred to as Mortgagor) is well and truly indebted unto Greenville Educators Federal Credit Union

(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

five thousand five hundred and no/100-----Dollars (\$5500.00) due and payable in forty-eight monthly installments

with interest thereon from December 1974 at the rate of twelve per centum per annum, to be paid in monthly installments of \$144.84

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, on the north side of Few's Bridge Road, in Highland Township, Greenville County, South Carolina, about three miles northwest of Oneal, being bounded by lands now or formerly of A.B. Cannon and A.L. Cannon, and being more particularly described on a plat of the property of David H. Campbell, made by R.B. Bruce, R.L.S., August 31, 1970, recorded in the R.M.C. Office for Greenville County in Plat Book 4-E, page 195, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the northern side of Few's Bridge Road, said iron pin being 1507 feet southwest of the intersection of Few's Bridge Road and S.C. Highway 101, and running thence along the northern side of Few's Bridge Road S 76-50 W 158 feet to an iron pin; thence N 22-0 W 196.0 feet to an iron pin; thence N 64-0 E 182.5 feet to an iron pin; thence S 16-05 E 234.0 feet to an iron pin on the northern side of Few's Bridge Road, the point of beginning.

This mortgage is secondary to and inferior to a prior mortgage executed by the mortgagor on the above-described property to Collateral Investment Company on September 16, 1970, in the principal amount of \$9500.00, which mortgage is recorded in the R.M.C. Office for Greenville County in Mortgage Book 1166, page 493.



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 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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