

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

WHEREAS, JOSEPH E. CAMERON, JR. and GAIL ANN CAMERON

here in after a ferred to as Mortgagor) is well and truly indebted unto ROBERT A.DOBSON, III

(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 Forty Five Thousand One Hundred Sixty and 97/100 -----

Dohars \$ 45,160.97 due and payable

as follows: Monthly payments of interest only, at the rate of eight (8%) per cent per annum, beginning _______, until June 1, 1977; thereafter in 24 equal monthly installments, beginning June 1, 1977, of principal, and interest at the rate of eight (8%) per cent per annum. This mortgage shall secure the amount of any future indebtedness of why was a substant when we want was a want when we want with a want was a want when we want when we want was a want was a want when we want was a wan

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 turther sums for which the Mortgagor may be indebted to the Mortgagoe at any time for advances made to or for his account to the Mortgagoe, and also in consideration of the further sum of Three Doll is 55000 to the Mortgagor in land well and truly paid by the Mortgagoe at and before the scaling 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 Mortgagoe, 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, being shown and designated as Lot 37 on a plat of Casa Loma Estates, recorded in the R.M.C. Office for Greenville County in Plat Book S, page 65, and a strip of land lying between said Lot and Merrydale Lane, being shown on plat entitled Property of Richard C. Buchanan, made by C. C. Jones, Engineer, February 23, 1963, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Merrydale Lane, corner of Lot 8 (on plat of Pinehurst Subdivision recorded in Plat Book PP, at page 39 of the R.M.C. Office for Greenville County) and running thence with said Lot, S. 19-34 E. 83.5 feet to an iron pin at corner of Lot 36 (on Casa Loma Estates plat); thence, with the line of said Lot, S. 49-47 W. 205.6 feet to an iron pin on the northeast side of Courtney Circle; thence with the curve of said Street, N. 47-23 W. 69.9 feet to an iron pin, corner of Lot 38, thence with the line of said Lot, N. 34-47 E. 184.5 feet to an iron pin, the rear corner of Lots 37 and 38, thence with a new line, N. 9-31 E. 17.9 feet to an iron pin on the south side of Merrydale Lane; thence with said Street, S. 90-29 E. 77 feet to the beginning corner.

This is the identical property conveyed to Joseph E. Cameron, Jr. and Gail Ann Cameron by Elizabeth Dubose Fant by deed of record in deed book 995, page 811, records of Greenville County., Recorded 3-25-74

This mortgage is junior in lien to that certain mortgage given by Joseph E. Cameron, Jr. and Gail A. Cameron to Security Federal Savings and Loan on March 25, 1974, in the principal amount of \$16,600.00, with interest thereon at 8.75%, said mortgage recorded in the office of the Register of Mesne Conveyance for Greenville County in mortgage book 1305, page 209.

5. 18.08



For ther 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, plumling, and lighting tixtures now or hereaster attached, connected, or fitted thereto in any manners it being the intents not the parties benefit 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 hoirs, successors and assigns, forever,

The Mantgagar 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 previded become. The Mantgagar further covenants to warrant and forever defend all and singular the said premises unto the Mantgagar torover, from and against the Mortgagar and all persons whomsoever lawfully claiming the same or any part thereof.

The second statement of the second se

228 RV-23

 ∞