Mortgagor's Address: 207 Rayerbend Apartments, Greenville, South Carolina CO. S. C. V. 1170 12004

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MARKERSLEY

207 Rayerbend Apartments, Greenville, South Carolina V. 1170 12004

MORTGAGE OF REAL ESTATE

10 APA. WHOM THESE PRESENTS MAY CONCERN:

WHEREAS. FLETCHER C. MANN, JR.

(hereinafter referred to as Mortgagor) is well and truly indebted unto FLOYD PARK MARDRE

(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

with interest thereon from

at the rate of

per centum per annum, to be paid:

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 Mortgagor at any time for advances made to or for his account by the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagor at and before the scaling and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, burgained, sold and released, and by these presents does grant, burgain, sell and release unto the Mortgagor, its successors and assigns:

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ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the westerly side of Jones Avenue at the southwesterly corner of the intersection of Jones Avenue and Watts Avenue, in the City of Greenville, South Carolina, and being shown as Lot No. 1 on plat of the Estate of S. K. Tindall, as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book H, Page 235, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwesterly corner of the intersection of Jones Avenue and Watts Avenue, and running thence along the westerly side of Jones Avenue S. 0-35 W. 60 feet to an iron pin, joint front corner of Lot Nos. 1 and 2; thence along the joint line of said lots N. 85-15 W. 170 feet to an iron pin, joint corner with Lot No. 16; thence along the joint line with Lot No. 16 N. 0-35 E. 60 feet to an iron pin on the southerly side of Watts Avenue; thence along the southerly side of Watts Avenue S. 85-15 E. 170 feet to the point of beginning.

Being the same property acquired by Mortgagor herein by deed of Floyd Park Mardre, dated August f, 1979, and recorded August  $\mathcal{L}$ , 1979 in the R.M.C. Office for Greenville County in Mortgage Book f, at Page f.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rects, assure, and profits which may arise or be had thereform, and including all heating, plumling, and lighting formers have or hereafter attached, connected, or fitted thereto in any manner. It being the intention of the parties hereto that all futures on longituding the usual bousehold furnitude, he considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its being successors and assigns, forever.

Of the Mintergor conceants that it is lawfully seized of the premises hereindone described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or enumber the same, and that the premises are free and clear of all liens and enumbrances except affected herein. The Mintergraph further conceans to warrant and forever defined all in I sometimeter said premises unto the Mintergraph forever, from an I applied the Mintergraph and all persons whomeover Lawfully claiming the same or any part thereof.

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