

MORTGAGE OF REAL ESTATE -

BOOK 1585 PAGE 846

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
MORTGAGE OF REAL ESTATE

Pl 1 Box 494A

29630

MAR 11 3 47 PM '82

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOHN H. HARRISLEY
R.M.C.

WHEREAS, Matthew H. and Elizabeth M. Willimore

DOCUMENTARY
STAMP
MAR 11 1982
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(hereinafter referred to as Mortgagor) is well and truly indebted unto Marshall E. and Anna H. Hill

(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

Nineteen thousand and no/100ths-----Dollars (\$ 19,000.00) due and payable

according to the terms of that certain real estate note of even date

with interest thereon from date at the rate of 12% 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 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

ALL that certain piece, parcel, or lot of land, situate, lying, and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 31, Verner Springs Subdivision, as shown on plat recorded thereof in the RMC Office for Greenville County in Plat Book "A" at Page 335, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Hill Top Avenue, said pin being the joint front corner of Lots Nos. 31 and 32; thence along Hill Top Avenue, S 42-20 E 70 feet, to an iron pin, joint front corner of Lots Nos. 30 and 31; thence along the northern line of Lot No. 30, S 47-30 W 150 feet to an iron pin, joint rear corner of Lots Nos. 30 and 31; thence along the rear line of Lot No. 20, N 42-20 W 70 feet to an iron pin, joint rear corner of Lots Nos. 31 and 32; thence along the southern line of Lot No. 32, N 47-30 E 150 feet to an iron pin, the beginning corner.

This is the identical property conveyed to the Mortgagors herein by deed from Marshall E. and Anna H. Hill of even date to be recorded herewith in the RMC Office for Greenville County.

and

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 32 of Verner Springs Subdivision, plat of which is recorded in Plat Book A, at Page 335, and having the following metes and bounds, to-wit:

BEGINNING at a point on the southeasterly side of Oak Street at joint rear corner of Lots Nos. 21 and 32 and running thence with Oak Street N. 47-30 E 150 feet; thence S. 42-30 E., 75 feet; thence S. 47-30 W., 150 feet; thence N. 42-30 W., 75 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed from Anna Hellen H. Hill of even date to be recorded herewith in the RMC Office for Greenville County.

Mortgagee agrees to release Lot 32 upon payment by Mortgagors of \$2,000.00 aggregate monthly payments as provided in that certain note secured by this mortgage.

(see over)

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 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 whomsoever lawfully claiming the same or any part thereof.

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