BOOK 1573 PAGE 517

MORTGAGE OF REAL ESTATE — Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

160 Leverette Ave.
Greenville, S.C.
28208

FILED
JUN 23 1982
Dennis S. Tankersley
RMC

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: ELAINE T. MIDDLEBROOKS

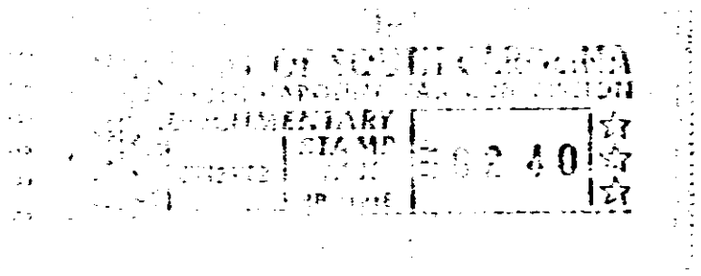
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto MAXWELL YOUMANS

(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

Six thousand and 00/100----------DOLLARS ($ 6,000.00), with interest thereon from date at the rate of 10.00 per centum per annum, said principal and interest to be repaid:

Upon sale of property.



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 in the State of South Carolina, County of Greenville, being known and designated as Lot Number 12 in a subdivision known as Anissa Acres, as shown on a plat entitled Anissa Acres, prepared by Jone Engineering Service, dated November 25, 1972, recorded in Plat Book 4-R at page 63 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit

Beginning at an iron pin on the Southern side of Emily Lane at the joint front corner of Lots 12 &13 and running thence with the common line of said lots, S. 7-46 E. 230 feet to an iron pin at the joint rear corner of said lots; thence turning and running, S 82-14 W. 110 feet to an iron pin at the joint rear corner of Lots 12 & 13 thence with the common line of said lots, N. 7-46 W. 230 feet to an iron pin on the Southern side of Emily Lane; thence with the Southern side of said Emily Lane, N. 82-14 E. 110 feet to the point of beginning. This is the same property conveyed to the Grantor by deed recorded in Deed Book 980 at page 237, RMC Office for Greenville County and is conveyed subject to all easements, restrictions, zoning ordinances and rights of way of record or on the ground which may affect said lot. As a part of the consideration for this conveyance the Grantees hereby assume and agree to apy the balance of that certain morgage in favor of Fidelity Federal S & L Association, recorded in Mortgage Book 1286 at page 146, RMC Office Greenville County having a present balance of $.

This is the same property conveyed by deed of Frank J. Haskins dated 8/23/73, recorded 8/24/73 in volume 982, page 361.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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