

FILED
GREENVILLE CO. S. C.

MAR 30 8 45 AM '78

intgees address
Rt 42 Box 14
Simpsonville SC.
29181

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. TANKERS MORTGAGE OF REAL ESTATE
R.H.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1427 PAGE 440

WHEREAS, ARTHUR H. SUTTLE AND JUDITH K. SUTTLE

(hereinafter referred to as Mortgagor) is well and truly indebted unto SARAH MAYFIELD

(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 EIGHT THOUSAND AND NO/100

Dollars (\$ 8,000.00) due and payable

in one hundred and eight (108) monthly installments of One Hundred and 05/100 (\$100.05) Dollars per month including principal and interest with the first payment due April 20, 1978 and the following payments to be due on the 20th of each month thereafter;

with interest thereon from date at the rate of 7% per centum per annum, to be paid: monthly

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, Austin Township on the southern side of Georgia Road near the Town of Simpsonville, South Carolina, being shown on a plat of property known as Mayfield Development, prepared by J. Q. Bruce, R.L.S. on November 4, 1952, containing approximately one (1) acre more or less and being more particularly described as follows:

BEGINNING at an old iron pin approximately 60 feet from the intersection of Georgia Road and Holland Street, running thence S. 12-40 E. 208.5 feet to an iron pin; thence S. 70-46 W. 104.25 feet to a point; thence turning and running N. 12-40 W. 208.5 feet to a point; thence N. 72-03 E. 104.25 feet to the point of beginning.

by deed of Sarah Mayfield

This being the identical property conveyed/to the Mortgagors herein to be recorded in the R.M.C. Office for Greenville County of even date herewith.

NO PENALTY FOR PREPAYMENT

RECORDED
MAR 30 1978
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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 of all 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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