

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

MAY 31 2 07 PM '78

DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE BOOK 1433 PAGE 833

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, BERNARD F. SWINT, JR.

(hereinafter referred to as Mortgagor) is well and truly indebted unto MARGUERITE B. GOING, her heirs and assigns,

(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

—Two Thousand Five Hundred _____ Dollars (\$2,500.00) due and payable

Starting June 1, 1978 a payment of \$50.70 and another payment on the first day of each and every month until paid in full. Interest of eight percent is included in this amount and shall be deducted each month with the remaining balance to be deducted from the principle balance. There will be no penalty for an early payoff.

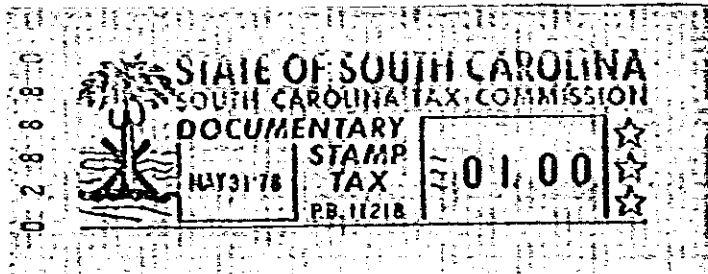
with interest thereon from date at the rate of Eight per centum per annum, to be paid: Monthly

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, Greenville Township, on the eastern side of "D" Street, near the city of Greenville, being shown as lot No. 43 on Plat of Section 6 of Judson Mill Village, made by Dalton & Neves, Engineers, in November, 1941, and recorded in Plat Book "K", pages 106 and 107, and described as follows:

Beginning at an iron pin on the east side of "D" Street, joint front corners of lots 42 and 43, and running thence with the line of lot 42 N. 88-23 E. 78 feet to an iron pin, joint rear corner of lots 30 and 31; thence with the rear line of lot 30 S. 1-37 E. 70 feet to an iron pin, joint corner of lots 29, 30, 43, and 44; thence with the line of lots 44, S 88-23 W. 78 feet to an iron pin on the east side of "D" Street; thence with "D" Street N. 1-37 W. 70 feet to the beginning corner; said premises being the same conveyed to the grantor, Forest V. Delong by Ester G. Dorn by deed recorded in Book 957, Page 610 of the RMC Office of Greenville County, Greenville, S.C.



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Together with all and singular rights, members, herditaments, 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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