

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.  
2 43 PM  
OCT 3 1978

MORTGAGE OF REAL ESTATE

BOOK 1440 PAGE 333

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, C. A. LEWIS

(hereinafter referred to as Mortgagor) is well and truly indebted unto GROVER FRANCIS SUMMEY

(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

TWENTY-NINE THOUSAND AND NO/100-----Dollars (\$29,000.00) due and payable

in monthly installments of Two Hundred Ninety-Four and 14/100 (\$294.14) Dollars, beginning December 1, 1978

with interest thereon from date at the rate of 9.0 per centum per annum, to be paid: monthly as specified in a note executed on same date

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, commencing at an iron pin on the south side of Whitsett Street, joint corner of Lots Nos. 1 and 2; thence S. 15-0 E. 126 feet, one inch along joint lines of said lots to an iron pin on a ten foot alley; thence N. 76-45 E. 66 feet, eight inches to an iron pin, joint corner of Lots 2 and 3; thence N. 15-0 W. along lines of said lots 126 feet one inch to an iron pin on Whitsett Street; thence S. 76-45 W. 66 feet eight inches along said street to an iron pin, the beginning corner.

THIS is the same property conveyed to the Mortgagor herein as shown in the Deed recorded in the R.M.C. Office for Greenville County, dated October 3, 1978, in Deeds Volume 1091, at Page 211.

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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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