

Mortgagee's address: 7117 Butler Avenue, Greenville, S.C. 29601

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

WILLE CO. S.C.
47 PM '79
DONNIE S. FARMERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

1412-102

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Mark K. Stewart and James R. Clardy

hereinafter referred to as Mortgagor, is well and truly indebted unto Lewis Bramlett

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-Six Thousand and No/100-----

-----Dollars (\$26,000.00) due and payable
One Hundred Twenty (120) consecutive monthly payments of Two Hundred Sixty and No/100 (\$260.00) Dollars per month with the first payment due on August 1, 1979. Balloon payment for remaining amount to be paid at end of said term. Clardy and Stewart have the right to pay off all or a portion of the loan at any time with no penalty. Interest will be computed up to the date this note is satisfied if balance paid early.
with interest thereon from date at the rate of 9% 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

ALL that piece, parcel or lot of land with all buildings and improvements thereon situate in the County of Greenville, State of South Carolina, known and designated as Lot No. 55, Section B on a Plat entitled "Sub-division for Woodside Mills" and further known as No. 42 West 4th Street, Woodside Mill, Greenville, S.C. and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on West 4th Street at the joint front corner of Lots 55 and 56 and running thence along line of Lots 56, 57 and 55, North 21-55 East 139.5 feet to a 12-foot alley; running thence along said alley, South 55-32 East 80 feet to an iron pin; running thence South 23-30 East 117.7 feet to an iron pin on West 4th Street; running thence along West 4th Street, North 71-38 West 75 feet to the beginning corner.

THIS being the same property conveyed to the mortgagors herein by deed of Mary E. Bramlett as recorded in the RMC Office for Greenville County, S.C. in Deed Book 1105 at Page 906, on July 2., 1979.

ALSO:

ALL that piece, parcel or lot of land with buildings and improvements thereon situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 193 as shown on plat of Subdivision of Mills Mill Village, recorded in Plat Book GG, at Pages 60 and 61, RMC Office for Greenville County and also being known as house No. 198-199 Guess Street.

ALSO:

ALL that piece, parcel or lot of land with buildings and improvements thereon situate in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 109 as shown on plat of Property of the Village of Mills Mill according to a Survey made by Piedmont Engineering Company, recorded in Plat Book GG at Pages 60-61, RMC Office for Greenville County and also being known as house No. 255 Reeves Street.

Property descriptions continued on next page

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.

0152

4328 RV-2

169
150
130
110
90
70
50
30
10
G.C.T.C.
S.O.C.C.T