

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.
SEP 26 1 07 PM '79
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Steve H. Barbrey

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Greer

(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 Thousand Three Hundred and no/100----- Dollars (\$ 20,300.00) due and payable in 180 consecutive monthly installments of \$230.74 each for principal and interest beginning on the 3rd day of November, 1979 and on the 3rd day of each month thereafter until paid in full, except that if not paid sooner, the final installment of principal and interest shall be due and payable the 3rd day of October, 1994.

with interest thereon from date at the rate of 11.0 per centum per annum, to be paid: as stated above

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, in the City of Greer in Chick Springs Township, being known as lot number 8 and part of lot number 7 of the property known as Westmoreland Circle, and having the following betes and bounds according to said plat.

BEGINNING at an iron pin at the Southwest corner of the intersection of Pine Street and Brannon Avenue, and running thence along the West side of Pine Street S. 17-40 W., 80 feet to a stake at the corner of the lot heretofore sold to J. B. Trotter; thence along the line of his lot N. 72-20 W. 150 feet to an iron pin; thence N. 17-40 E., 80 feet to an iron pin on the Brannon Avenue; thence along the South of said Brannon Avenue S. 72-20 E., 150 feet to the BEGINNING corner.

DERIVATION: See deed of Vivian Loftis, Robert Jesse Loftis II and Jeffery Scott Loftis to Steve H. Barbrey recorded in the R. M. C. Office for Greenville County on the 26 day of September, 1979 in Vol. 1112 at Page 258.

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STATE OF SOUTH CAROLINA
DOCUMENTARY STAMP
\$ 00.32

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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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