

S. C.  
1979  
RSLEY

1484 773

SOUTH CAROLINA

# MORTGAGE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

WHEREAS: Bentham Walker McKay and Brenda K. McKay

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

Colonial Mortgage Company, its successors and assigns,

a corporation organized and existing under the laws of Alabama, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Forty Four Thousand, Nine Hundred and Fifty and no/100-----Dollars (\$44,950.00), with interest from date at the rate of eight per centum ( 8 %) per annum until paid, said principal and interest being payable at the office of Colonial Mortgage Company, P. O. Box 2571 in Montgomery, Alabama 36105, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Three Hundred and Twenty Nine and 93/100-----Dollars (\$329.93), commencing on the first day of December, 19 79, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of November, 2009.

Now, KNOW ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina;

ALL that certain piece, parcel or lot of land, together with improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, and within the corporate limits of the City of Greenville, and being known and designated as the greater portion of Lot No. 13, of a subdivision of the property of J. H. Mauldin, as shown on a plat thereof made by C. C. Jones, Engineer, in October of 1952, and recorded in the R.M.C. Office for Greenville County in Plat Book Y at page 73, and as shown on a plat of property of Bentham Walker McKay and Brenda McKay by Clarkson Surveying dated October 5, 1979, and according to this plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeast corner of the intersection of a 15 foot alley with Hindman Drive, formerly Townes Street extension, and running thence along the east side of Hindman Drive, formerly Townes Street extension, N. 17-04 E., 31 feet to a iron pin; thence along the southeast side of Hindman Drive, formerly Townes Street extension, N. 40-31 E., 55.7 feet to an iron pin at the bend; thence continuing along the south east side of said street N. 50-05 E., 50 feet to a bend; thence continuing along the southeast side of said street, N. 60-53 E., 54.15 feet to an iron pin at the corner of Lot No. 12; thence on a new line across Lot No. 13, S. 0-26 E., 155 feet to a point; thence along the north side of said alley, N. 79-14 W., 134.1 feet to the beginning corner.

This conveyance is made subject to all matters affecting the property to include restrictions, property owner agreements, easements, set-back lines, road-ways and rights-of-way, if any, which may appear of record or from a visual inspection of the property.

This is the same property heretofore conveyed to the grantor, Lewis Fulmer Brown, by deed of Joseph B. Fulmer and Helen Fulmer Bryce, dated Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;

range, dishwasher, range hood, disposal, partial wall-to-wall carpeting, screened in porch, and window air-conditioner.

COCTO  
1096  
1096  
1096

0773

4328 RV-2