

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

GRANTED
FILED
30. S. C.
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R. M. C. HERSLEY

1136 1138

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Joseph R. McKinney

(hereinafter referred to as Mortgagor) is well and truly indebted unto Inez S. Godfrey

(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

Six Thousand Dollars and No/00----- Dollars (\$6,000.00) due and payable in 96 consecutive monthly payments of \$81.81 each with first payment due on December 1, 1980 and continuing due on the 1st day of each month thereafter until paid in full. Payment includes both principal and interest at the rate of 7% per annum with interest being computed first on the unpaid balance and and balance applied to principal.

with interest thereon from maturity at the rate of 7 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 Mortgagee 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 Mortgagee 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, his heirs, assigns 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, school district No. 8-AB, and being designated as a portion of Lot No. 12 of "New Hope" according plat as made by W. J. Riddle, Reg. L.S.; and said plat being duly recorded in Office of R. M. C. for Greenville County, State of South Carolina in Plat Book A, at page 409. Said lot having the following metes and bounds:

BEGINNING at the northeast corner of Fortner Street and Santuck Street (formerly Jones Street) and running thence N 81-0 W 60 feet to the corner of Lot 13; thence N 12-44 E 60.1 feet to a stake; thence S 81-0 E 60 feet to Santuck Street (formerly Jones Street); thence along Santuck Street S 12-44 W 60.1 feet to a point, the point of beginning.

This conveyance being subject to any and all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, as recorded in Office of R. M. C. for Greenville County, State of South Carolina.

This being the same property as conveyed to Inez S. Godfrey by deed from Janie V. Henry (Janie V. Driver) dated August 27, 1968. Said deed being duly recorded in Office of R. M. C. for Greenville County, State of South Carolina in Book 851, page 230.

Said deed from Inez S. Godfrey to Joseph R. McKinney of even date is hereby recorded in Office of R. M. C. for Greenville County, State of South Carolina in Deed Book 1136, page 378 On October 29, 1980.

Mortgagee's address:

~~XXXXXXXXXXXXXXXXXXXX~~
~~XXXXXXXXXXXXXXXXXXXX~~

Apt. #40-Piedmont Point
Route 6
Piedmont, S.C. 29673

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
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Together with all and singular rights, interests, benefits, 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, assigns 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 otherwise dispose of 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 sing for 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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