

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
S. C.
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
HENDERSON
SHERSLEY

BOOK 1544 PAGE 5

WHEREAS, Fannie Mae Henderson

(hereinafter referred to as Mortgagor) is well and truly indebted unto the Greenville County Redevelopment Authority

(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 Three Thousand, Three Hundred Eight and 38/100 ----- Dollars (\$3,308.38) due and payable

in 83 consecutive payments of Fourty Six and 76/100 (\$46.76) Dollars the first payment being due on June 15, 1981 and the Last due and Payable on April 15, 1988

with interest thereon from said date at the rate of 3% 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 sforesaid 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 certain piece, parcel or tract of land situate in the County and State aforesaid, in Chick Springs Township, and near the town of Greer, having the following metes and bounds to-wit:

BEGINNING at a corner of Lot No. 6 on Frohawk Street (a/k/a Spring Street) and runs thence with said street 55 feet; thence along the line of lot number 6 about 113 feet; thence N. 4½ E. 55 feet; thence almost at right angles back to the BEGINNING.

DERIVATION: This being the same property conveyed to the mortgagor herein by virtue of a deed from Jasper Henderson recorded in Deed Book 915 at Page 501 on May 19, 1971 in the RMC Office for Greenville County, South Carolina. Betty H. Smith then purchased the property and died testate on February 23, 1981. All of the property was left to Fannie Mae Henderson, mother; and Jodi Geisel Johnson Green, Godchild, equally as recorded in the Probate office for Greenville County, South Carolina, in Apartment 1648 File 1.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
\$ 01.38
PS 11218

Greenville County Redevelopment Authority
Bankers Trust Plaza Box PP-54
Greenville, South Carolina 29601

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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