

MORTGAGE OF REAL ESTATE—Office of P. BRADLEY MORRAH, JR., Attorney at Law, Greenville, S. C.

BOOK 1568 PAGE 413

STATE OF SOUTH CAROLINA } FILED
GREENVILLE } CO. S. C.
COUNTY OF Greenville }
APR 21 4 43 PM '82
DONN: ANDERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Preston S. Marchant

(hereinafter referred to as Mortgagor) is well and truly indebted unto **SOUTHERN BANK AND TRUST COMPANY**

(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 **THIRTY SIX THOUSAND ONE HUNDRED FORTY and EIGHTY/ONE**

HUNDREDTHS----- Dollars (\$ 36, 140. 80) due and payable in equal monthly installments of **ONE THOUSAND FOUR HUNDRED (\$1, 400.00) DOLLARS** each on the 5th day of May, 5th day of June, 5th day of July, 5th day of August, and 5th day of September, 1982, with the entire balance due October 5th, 1982; Payments applied first to interest, balance to principal

with interest thereon from date at the rate of **18%** 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, on the Southeast side of SC Highway No. 291 and being shown as a portion of Lots 23, 24, 25, 26, 27, 28 and 29 as shown on plat entitled "Paramount Park", prepared by Piedmont Engineering Service in July, 1949, which plat is recorded in the RMC Office for Greenville County, SC, in Plat Book W at Page 47 and having the following metes and bounds, to wit:

BEGINNING at a point on the Southeast side of SC Highway No. 291, joint front corner of property now or formerly of Leslie; thence with the Southeast side of said right-of-way N 46-41 E, 425 feet to an iron pin; thence through Lot 29 S 43-15 E, 126.2 ft. to an iron pin; thence with the rear lines of Lots 40, 41, 42, 43, 44, 45, 46 S 46-45 W 425 feet, to an iron pin; thence with the line of property now or formerly of Leslie through Lot 23, N 43-15 W, 125 feet to point of beginning.

BEING part of the property conveyed to Preston S. Marchant by deed of Frank P. McCowan, Jr., Master, dated April 5, 1971, recorded in Deed Book 912 at page 235.

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