

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

MORTGAGEE'S MAILING ADDRESS: 1711 S. North Main Street, Greenville, S.C. 29601

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PH '82
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: John D. Abercrombie, Jr.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto R. E. Cox

(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 and no/100ths ----- DOLLARS (\$ 20,000.00),

with interest thereon from date at the rate of Nine per centum per annum, said principal and interest to be repaid:

In monthly installments of Two Hundred and no/100ths (\$200.00) Dollars per month including principal and interest computed at the rate of Nine (9%) percent per annum on the unpaid balance, said monthly payments to begin August 26, 1982 and a like amount due on the 26th day of each month thereafter until paid in full. All monthly payments shall be first applied to interest, then to principal.

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,

ALL that lot of land together with improvements thereon situate, on the northwestern side of Perry Road, in the County of Greenville, State of South Carolina, being shown as Lot No. 2 on a plat of the Property of Ruth J. Dempsey and Renee J. Ballew, dated July 9, 1947, prepared by Pickell and Pickell Engineers, recorded in Plat Book 9-C at Page 96 in the Office of the RMC for Greenville County and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Perry Road, at the joint front corner of Lot 1 and Lot 2 and running thence with Lot 1 N 47-00 W 131 feet to an iron pin at the joint rear corner of Lot 1 and Lot 2; thence with Lot 27 N 43-00 E 55 feet to an iron pin at the joint rear corner of Lot 2 and Lot 3; thence with Lot 3 S 47-00 E 131 feet to an iron pin on Perry Road; thence with said Road S 43-00 W 55 feet to the point of beginning.

This is the same property conveyed to the Mortgagor by deed of the Mortgagee, dated and recorded of even date herewith.

LOVE, THORNTON, ARNOLD & THOMASON
ATTORNEYS AT LAW
GREENVILLE, S. C.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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