

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

FILED
GREENVILLE CO. S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 13 4 04 PM '82
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

Mortgagees Address:

26 Winding Way Apts.
812 Reid School Rd.
Taylors, SC 29687

TO ALL WHOM THESE PRESENTS MAY CONCERN: LEONARD BERGERON AND YVONNE K. BERGERON

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

WHEREAS, the Mortgagor is well and truly indebted unto Linda B. Blissett

(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 Seven thousand and no/100ths

DOLLARS (\$ 7,000.00,

with interest thereon from date at the rate of twelve per centum per annum, said principal and interest to be repaid: in 60 equal monthly installments of \$155.71 commencing October 15, 1982 with a like payment each month thereafter until paid in full.

Should any installment payment become due for a period in excess of fifteen (15) days the mortgagee may collect a late charge not to exceed an amount equal to five (5) percent of any such past due installment payment.

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 eastern corner of the intersection of Eastwood Court with Eastwood Drive, in Greenville County, South Carolina, being shown and designated as Lot No. 58 on a plat of OLD MILL ESTATES, SECTION II, Made by Piedmont Engineers and Architects, dated June 15, 1972, recorded in the RMC Office for Greenville County, SC, in Plat Book 4-R at page 22, and having, according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Eastwood Drive at the joint front corner of Lots Nos. 57 and 58 and running thence with the common line of said lots, S 57-28 E, 175.0 feet to an iron pin; thence along the common line of Lots Nos. 58 and 59, S 16-06 W, 78.6 feet to an iron pin on the northern side of Eastwood Court; thence along the curve of the northern side of Eastwood Court, the chords of which are N 89-35 W, 25.0 feet and S 52-30 W, 32.8 feet to an iron pin; thence along the northeastern side of Eastwood Court, No. 53-28 W, 125.6 feet to an iron pin; thence N 14-10 W, 38.7 feet to an iron pin on the eastern side of Eastwood Drive; thence along the eastern side of Eastwood Drive, N 25-08 E, 85.0 feet to an iron pin, the point of beginning.

DERIVATION: Deed of Douglas W. Blissett and Linda B. Blissett recorded Sept. 13, 1982 in Deed Book 113 at page 236 in the Greenville County RMC Office.

This mortgage is junior and secondary in lien to that certain mortgage of Leonard Bergeron and Yvonne K. Bergeron in the original sum of \$38,000.00 recorded in mortgage book 1580 at page 254 in the Greenville County RMC Office.

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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