

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.

MAR 10 11 40 AM '83

MORTGAGE OF REAL ESTATE

DONNIE S. JARRERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

1001037-10400

WHEREAS, I, Nancy Davis Barnes,

(hereinafter referred to as Mortgagor) ^{am} well and truly indebted unto Helen C. Hill

(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-Five Thousand Eight Hundred and No/100
----- Dollars (\$ 25,800.00) due and payable

in monthly installments of interest only in the amount of Two Hundred Fifty-Eight and No/100 (\$258.00) Dollars each, commencing April 10, 1983, with a balloon payment on or before March 10, 1986,

with interest thereon from date at the rate of 12% 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:

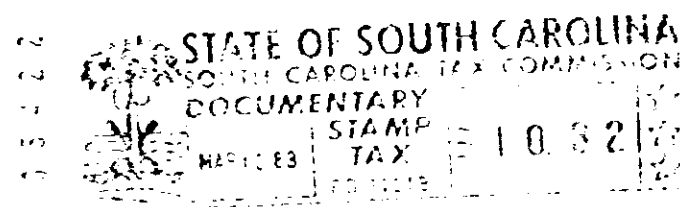
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, and being situate on the north side of Knollwood Lane in the City of Greenville, and being shown as Lot No. 173 and the eastern portion of Lot 174 on a plat of Cleveland Forest, by Dalton & Neves, Engineers, May, 1940, said plat being recorded in the RMC Office for Greenville County in Plat Book M, at Page 137, and having, according to a more recent plat thereof entitled "Property of Nancy Davis Barnes" prepared by R. B. Bruce, R.L.S. on March 7, 1983, as recorded in the RMC Office for Greenville County, S.C., in Plat Book 90, at Page 12, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Knollwood Lane, at the joint front corner of Lots 172 and 173 and running thence along the line of Lot 172, N. 22-09 W. 198.8 feet to an iron pin; thence, S. 72-15 W. 85.3 feet to an iron pin on the rear line of Lot No. 174; thence through Lot 174, S. 22-09 E. 204.5 feet to an iron pin on the north side of Knollwood Lane; thence along the north side of Knollwood Lane, N. 69-32 E. 25 feet to an iron pin at the joint front corner of Lots 173 and 174; thence continuing with Knollwood Lane, N. 67-51 E. 60 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagor herein by deed of Helen C. Hill dated March 10, 1983, as recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1184 at Page 141

The lien of this mortgage is junior and inferior to the lien of that first mortgage given by the mortgagor herein to Security Federal Savings and Loan Association on March 10, 1983, in the amount of \$23,500.00, as recorded in the RMC Office for Greenville County, South Carolina, in REM Book 1597, at Page 452.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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