

MORTGAGE OF REAL ESTATE

BOOK 1599 PAGE 159

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
MAR 25 3 51 PM '83
DONNIE S. TANKERSTON
R.M.C.

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Linda U. Thompson

(hereinafter referred to as Mortgagor) is well and truly indebted unto Harriett D. Carr

(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~~ principal sum of Nineteen Thousand and no/100----- Dollars (\$ 19,000.00) due and payable

in One Hundred Twenty (120) equal monthly installments of Two Hundred Fifty One and 09/100 (\$251.09) Dollars each. Said monthly installments include interest at the rate of ten percent (10%) per annum. The first monthly payment shall be made on May 1, 1983, and each subsequent payment shall be made on the first (1st) day of each month thereafter until ~~the principal sum of the note is paid in full~~ paid in full

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, being shown as 9.20 acres on a plat entitled, "Survey for Linda U. Thompson" prepared by Aaron Thompson, RLS, dated March 19, 1983, recorded in the RMC Office for Greenville County in Plat Book 4-0, at page 61, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Carr Road (iron pin on ditch bank at 19.2 feet) and running N.67-15-00E., 1229.2 feet to an iron pin; thence turning and running S.15-30-08W., 654.17 feet to an iron pin; thence turning and running S.88-26-29W., 941.31 feet to a point in the center of Carr Road (iron pin set at 18 feet from center line of said road); thence turning and running N.5-37W., 181.5 feet to a point in the center of Carr Road, said point being the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of the mortgagee herein. Said deed to be recorded herewith.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
MAR 25 '83
FR 11218
0760

2 MAR 25 83 1591

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.

0159

4328