



STATE OF SOUTH CAROLINA }  
FILED }  
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1116 PAGE 215

WHEREAS, Doyle M. and Alma L. Johnson, Route # 3 Brushy Creek Road, Taylors, S.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation, 100 E. North Street, Greenville, South Carolina.

(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 One Thousand Nine Hundred Forty Four and no/100-----

-----Dollars (\$ 1944.00 ) Due and payable in Thirty Six (36) monthly installments of \$54.00 each beginning March 15, 1969 and each 15th thereafter until paid in full.

with interest thereon from date at the rate of \_\_\_\_\_ per centum per annum, to be paid:

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 certain certain piece, parcel or lot of land with all improvements thereon, or hereafter to be constructed thereon situate, lying and being in the State of South Carolina, County of Greenville, Chick Springs Township being known and designated as lot No 3 of a subdivision known as Rosewood Acres, according to a plat thereof prepared by Terry T. Dill April, 1960 and recorded in the R. M. C. office for Greenville County in Plat Book MM, at page 154, and having according to said plat the following metes and bounds to wit: Beginning at an iron pin on the Southern side of Brushy Creek Road, Jion front corner of lots 2 and 3, Since in consideration of \$4,000 as assumption of mortgage original sum of \$9200.00 to First Federal Savings and Loan Association of Greenville,

And running thence along the joint line of said lots, S. 5-33 E. 165 feet to an iron pin, the joint corner lots numbers 2, 3, and 16; thence along the joint line of lots numbers 3 and 16, 3-50-20 E. 149 feet to an iron pin joint corner of lots 3, 4, and 15; thence with the joint, line of lots 3 and 4, N. 5-26 W. 259 feet to an iron pin on the Southern side of Brushy Creek road; joint front corner of lots 3 and 4; thence with the southern side of said road; S-89-40 W. 105 feet to the beginning corner, being the the same property conveyed to me by Morris F. Smith by deed dated 11-7-61 and recorded in the RMC office for Greenville County in Deed Vol. 686, Page 245.

Together with all and singular rights, members, herditaments, 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.