

MORTGAGE OF REAL ESTATE  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

BOOK 1333 PAGE 491

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Kenneth H. Finnie and Bonnie K. Finnie,  
(hereinafter referred to as Mortgagor) is well and truly indebted unto Gloria M. Montjoy

(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  
Fifteen Thousand Dollars (\$ 15,000.00) due and payable

on July 1, 1976

with interest thereon from date at the rate of 7 1/2 per centum per annum, to be paid: July 1, 1976

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 southern side of South Carolina Highway No. 50, and containing 14.45 acres more or less, being a portion of property shown on plat of property of George Johnson, made by C. C. Riddle, February, 1954, recorded in the R. H. C. Office for Greenville County in Plat Book KKA, at Page 130, and being more particularly described as Tract A on a plat of survey for Gloria M. Montjoy made by Carolina Engineering and Surveying Co., May 10, 1966, recorded in the R. H. C. Office for Greenville County, South Carolina, in Plat Book 5-8, Page 112, as follows:

BEGINNING at a point on the southern side of South Carolina Highway No. 50 at the joint front corner of property of the Grantor and David Bellett, and running thence along the southern side of South Carolina Highway No. 50, N. 9-03 E. 410.1 ft. to a point, thence N. 9-49 E. 513.0 ft. to a point at the joint front corner of property owned by the Grantor and the Grantees, thence S. 10-11 E. 222.5 ft. to an iron pin to the property line of John H. McKittrick, thence S. 13-54 E. 354.0 ft. to an iron pin, thence S. 50-57 W. 377.5 ft. to an iron pin, thence N. 39-30 W. 503.0 ft. to an iron pin, thence S. 50-12 W. 321.0 ft. to the point of beginning.



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.