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GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

JAN 2 1 02 PM '76 MORTGAGE OF REAL ESTATE  
DONNIE S. TANKERSLEY  
R.H.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Jerry Wayne Good

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Greer, Greer, 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

Four Thousand and no/100 -----Dollars (\$ 4,000.00 ) due and payable in forty-eight (48) monthly installments in the amount of Ninety-Nine and 54/100 (\$99.54) Dollars per month beginning February 2, 1976.

with interest thereon from date at the rate of nine (9) per centum per annum, to be paid: Interest is included in monthly payments

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, Chick Springs Township, and shown as part of Lot #1 on plat of property of W. H. Groce, prepared December 18, 1947, by H. S. Brockman, Surveyor, and having the following metes and bounds, to wit:

BEGINNING on the southern side of the Super Highway, U. S. No. 29 at an iron pin and runs thence with said Highway S. 67-45 W. 45 feet to an iron pin or point; thence with rear line of Lot No. 1, S. 72-10 E. 58.8 feet to an iron pin; thence N. 22-15 W. 37.6 feet to the point of beginning, and forming a triangle.

THIS is the identical property conveyed to the within grantor by deed being duly recorded in Deed Book 763, at page 104 and by deed being duly recorded in Deed Book 582, at page 512 in the R.M.C. Office for Greenville County.



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 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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