

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JAN 9 11 49 AM '75  
DONNIE S. TANKERSLEY  
R.M.C.

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

WHEREAS, I, Paul W. Smith, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Levis L. Gilstrap,

(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-SIX THOUSAND THREE HUNDRED AND NO/100 - - - - - Dollars (\$ 26,300.00 ) due and payable  
at the rate of Two Hundred Nineteen and 87/100 (\$219.87) Dollars per month for principal  
and interest beginning January 1, 1976 and a like amount each month thereafter until paid  
in full.

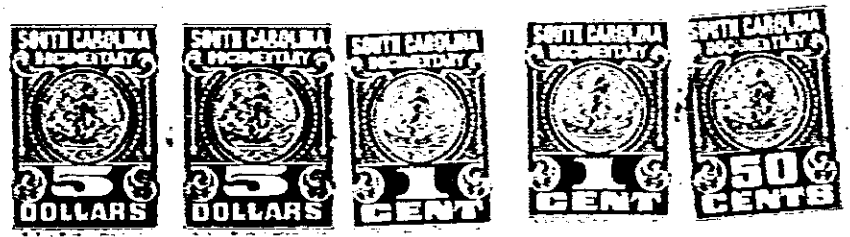
with interest thereon from date at the rate of nine per centum per annum, to be paid: monthly

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 known and designated as Lot No. 7 on Plat of Property of Northside Heights recorded in Plat Book "MM", at Page 89, in the RMC Office for Greenville County, and having, according to said Plat, the metes and bounds shown thereon.

It is hereby agreed and understood by both the parties that the Mortgagor and the Mortgagee are granted the option of refinancing this mortgage at anytime and it is further agreed and understood that the party so choosing to refinance shall be responsible for paying all costs and expenses involved in doing so. Mortgagor is given the right to pay in full at anytime without penalty and it is agreed that mortgagor may pay extra payments on the principal.



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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