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Administrator of the
Small Business Administration
1801 Assembly Street
Columbia, S. C. 29201

FILED
GREENVILLE, CO. S. C.

SEP 6 3 45 PM '77

DONNIE S. TANKERSLEY
R.M.C.

BOOK 1409 PAGE 168

MORTGAGE

(Direct)

This mortgage made and entered into this 6th day of September
19 77, by and between James W. Sides and Carol U. Sides

(hereinafter referred to as mortgagor) and the Administrator of the Small Business Administration, an agency of the
Government of the United States of America (hereinafter referred to as mortgagee), who maintains an office and
place of business at 1801 Assembly Street, Columbia, S. C. 29201

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the
mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all
of the following described property situated and being in the County of Greenville
State of South Carolina :

ALL that certain piece, parcel, or lot of land, situate, lying
and being on the southern side of Parliament Road, Greenville
County, South Carolina, being shown and designated as Lot 50 on
a Plat of Merrifield park, Section 2, Sheet No. 2, made by
Piedmont Engineers & Architects, recorded in the RMC Office for
Greenville County in Plat Book WWW, at Page 50. Reference to
said Plat is hereby made for a complete description.

This is the same property conveyed to the Mortgagors herein by
deed of Vivian S. Belk, recorded June 2, 1977, in Deed Book
1057, at Page 855.

Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, light-
ing, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby
declaring that it is intended that the items herein enumerated shall be deemed to have been permanently in-
stalled as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and
appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and re-
versions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above
described property (provided, however, that the mortgagor shall be entitled to the possession of said property
and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same
unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate,
if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said
property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds
himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against
the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated August 2, 1973
in the principal sum of \$ 55,000.00 signed by TriState Supply Company, Inc. and Guaranteed
by Mortgagors upon which there is presently due the balance of approx-
imately \$52,000.00

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