MORTGAGE OF REAL ESTATE -

800K1538 PAGE184

STATE OF SOUTH CAROLINA

FR 13

WATER STATE

CO. S. C. MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLED

HAVE

S. TANKERSLEY

WHEREAS, Clyde H. Walker and Inez D. Walker

(hereinafter referred to as Mortgagor) is well and truly indebted unto the Greenville County Redevelopment Authority

(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 Four Hundred Twenty-Seven and no/100 upon demand, which shall be at such time as Clyde H. Walker and Inez D Walker become deceased or ceases to own or occupy the premises. At such time, the principal shall be due in full with no interest thereon.

MATERIAL PRINTERS

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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 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, being known and designated as Lot 352, Section 2 being more fully described on a plat entitled Abney Mills, Brandon Plant, by Dalton & Neves, Surveyors, February, 1959 recorded in Plat Book QQ at Page 56 to 59 and known as 19 Furman Street, with a frontage of 120.6'.

DERIVATION: This being the same property conveyed to the Grantors herein by virtue of a deed from Abney Mills, Brandon Plant recorded in Deed Book 624 at Page 401 on June 1, 1959 in the RMC Office for Greenville County South Carolina.

STAMP ED L.S. 1. TO

GREENVILLE OFFICE SUPPLY CO. INC.

Greenville County Redevelopment Authority Bankers Trust Plaza, Box PP-54 Greenville, South Carolina 29601

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 such fixtures and equipment, other than the usual bousehold 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, suor stors and assigns, forever,

The Mortgagor covenants that it is lawfully seized of the premises heireinabove 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 their 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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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