S. C

COUNTY OF GREENVILLE 50

PH 192 MORTGAGE OF REAL ESTATE

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RTO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, MARIE J. ALLRED

(hereinafter referred to as Mortgagor) is well and truly indebted unto GREENVILLE COUNTY REDEVELOPMENT AUTHORITY

in 180 consecutive monthly installments of Seventy-six and 01/100 (\$76.01) Dollars each, due and payable upon the fifteenth day of each month, commencing February 15, 1983,

with interest thereon from said date at the rate of three (3%) 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, in Chick Springs Township, lying on the north side of Buncombe Street in the City of Greer, and being shown and designated as Lot No. 12 on plat of N. M. Cannon property as subdivided by H. S. Brockman, Surveyor, dated January 16, 1924 and having the following courses and distances, to wit:

BEGINNING on a stake on the north side of Buncombe Street, the same being the joint corner of lots. nos. 12 and 13, and running thence with the northern side of Buncombe Street, N. 16-45 E. 50 feet to a stake, joint corner of lots nos. 11 and 12; thence with the line of lot no. 11 N. 13-00 E 204.5 feet to a stake; thence S. 77-00 W. 50 feet to a stake; joint corner of lots nos. 12 and 13; thence with line of lot no. 13 S. 13-00 W. 204.5 feet to the beginning corner.

DERIVATION: This being the same property conveyed to the Mortgagor herein by virtue of a deed from William D. Allred recorded in the RMC Office for Greenville County in Deed Book 1019 at Page 60 on May 29, 1975.

STATE OF SOUTH CARCELLA OF SOUTH CARCELLA OF STAMP E 04.40 \$\$

Greenville County Redevelopment Authority Bankers Trust Plaza, Box PP-54 Greenville, SC 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 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 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 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.

GREENVILLE OFFICE SUPPLY CO. INC.

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