

FILED
O. S. C.

PH '81

STATION OF SOUTH CAROLINA,
COUNTY OF GREENVILLE }
BUTLER TOWNSHIP

GR: EC
MORTGAGE PH '81
With Deferred Interest And
Increasing Monthly Installments

FHA Case # 461/179686

This form is used in connection
with mortgages insured under the
new four-family provision of
the National Housing Act.

K#940148

TO ALL WHOM THESE PRESENTS MAY CONCERN: William Mulligan and Mary S. Mulligan

Greenville, South Carolina

of
hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The Kissell Company, Post Office Box 6880,
Greenville, South Carolina, a division of The Kissell Company, 30 Warder Street,
Springfield, Ohio

a corporation
organized and existing under the laws of The State of Ohio
hereinafter
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by
reference, in the principal sum of Forty-Nine Thousand Nine Hundred and 00/100's-----

----- Dollars (\$-----49,900.00-----).
DEFERRAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$53,422.37

with interest from date at the rate of Fifteen per centum (15.0 %)
per annum until paid, said principal and interest being payable at the office of The Kissell Company, P.O. Box
34099P in Pittsburgh, PA

or at such other place as the holder of the note may designate in writing, in monthly installments of According to Schedule
A Attached to Said Note Dollars (\$-----).
commencing on the first day of June 1981 and on the first day of each month thereafter until the prin-
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable
on the first day of May, 2011.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, bar-
gained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns,
the following-described real estate situated in the County of Greenville, Butler Township
State of South Carolina:

ALL of that piece, parcel or lot of land situate, lying and being in Green-
ville County, South Carolina, on the southern side of Dera Street and being
shown as lot number 54 on plat of property of William Mulligan and Mary S.
Mulligan by R.B. Bruce R.L.S. #1952 dated 4/28/81 recorded in the RMC of
Greenville County in platbook 8-D at page 43 and having according to
said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Dera Street joint front
corner with lot 53 and running with the line of lot 53 S. 1-41 W. 171.6 feet
to an iron pin; thence S. 87-00 W. 75 feet to an iron pin joint rear corner
lot 55; thence with the joint line of lott 55 N. 5-25 W. 194.7 feet to an
iron pin on the southern side of Dera Street; thence with said street S.
79-12 E. 100 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of
George R. Blake, Sr. and Mary E. Blake of even date to be recorded herewith.

The mortgagor's address is 18 Dera Street, Greenville, SC.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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