STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

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Mortgagors Title was obtained by Deed

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Recorded on 9-22

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See Deed Book #282 , Page 493

WHEREAS, FRANK H. HITT

(hereinafter referred to as Mortgagor) is well and truly indebted unto

FIRST FAMILY PINANCIAL SERVICES INC.

(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 THIRTY TWO DOLLARS AND NO CENTS

Dollars (\$ 4032.00

of GREENVILLEounty.

) due and payable

Where as the first payment in the amount of (112.00) One Hundred Twelve dollars and no cents will be due on the 29th day of July 1984, and each additional payment in the amount of (112.00) One Hundred Twelve dollars and no cents will be due on the 20th day of each month until paid in full.

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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 of lot of land situate, lying and being in the State of South Carolina, County of Greenville, Greenville Township, being shown and designated as a small part of Lot No. 6 of the property of John Calogeras, as made by Dalton & Neves, Engineers, and having, according to a more recent survey prepared for Frank H. Hitt by J.N. Prevatte, KIS, dated September 1, 1965, the following metes and bounds, to wit: BEGINNING at an iron pin on the north western side of Edwards Street, joint front corner of Lots 5 and 6 and running thence with the joint front line of said lots, N. 56-23 W. 105.5 feet to an iron pin; thence S. 31-05 W. 11 feet to an iron pin; thence with a new line throughLot 6, S. 62-36 E. 104.65 feet to an iron pin on the northwestern side of Edwards Street, the point of beginning.

Rhis being the same property conveyed to Frank H. Hitt by deed of Randolph L. Eskew, recorded 9-22-65 in Deed Book 782, Page 493.

ALSO: All that piece, parcel or lot of land, situate, lying and being in the above mentioned State and County, being known and designated as a part of Lot No. 5 of the property formerly owned by John Calogeras, and having the following metes and bounds to wit: BEGINNING at an iron pin on McBeth Street, corner of Lot No. 4 and running thence along line of lot No. 4, S. 55-17 E. 90 feet to an iron pin; thence S. 27-37 W. 47.2 feet to an iron pin, in line of Lot No. 6; thence along line of Lot No. 6, N. 56-23 W/ 106 feet to aniron pin on McBeth street; thence along McBeth Street, N. 46-11 E. 50 feet to the beginning corner.

This being the same property conveyed to Frank H. Hitt by warranty Deed of Carrie V/ Hitt, recorded 4-13-59 in Deed Book 621, Page 313. An error was made in the description of said deed, and all of Lot 5 was conveyed to Frank H/ Hitt. It was the desire of Carrie V. Hitt to convey only a portion of Lot #5. A quit claim deed was then recorded from Carrie V. Hitt to Frank H. Hitt which includes the property mentioned above. The deed was recorded 7-9-65 in Deed Book 777, Page 235, RMC Office for Greenville County.

AMOUNT FINANCED \$ 3024.06

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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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