

1873

FILED JUL 27 1976  
 STATE OF SOUTH CAROLINA COUNTY OF Greenville  
 MORTGAGE OF REAL ESTATE  
 BOOK 1373 PAGE 787  
 BOOK 75 PAGE 4873

ALL WHOM THESE PRESENTS MAY CONCERN:  
 THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000.  
 WHEREAS, Walter C. Hensel, Jr. and Nancy W. Hensel,  
 (hereinafter referred to as Mortgagor) is well and truly indebted unto MCC Financial Services, Inc. #38, P.O. Box  
2852 Greenville, S.C., its successors and assigns forever (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 Eighteen thousand  
four hundred and fifty nine and 84/100 Dollars (\$ 18,459.84 ) due and payable  
 in monthly installments of \$ 219.76, the first installment becoming due and payable on the 10th day of September, 19 76  
 and a like installment becoming due and payable on the same day of each successive month thereafter until the entire indebtedness has been paid, with interest  
 thereon from maturity at the rate of seven per centum per annum, to be paid on demand.

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 and other obligations for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, the  
 Maximum Outstanding at any given time not to exceed said amount stated above, 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, to wit:

ALL that piece, parcel or lot of land situate, lying and being near the City of Greenville  
 County of Greenville, State of South Carolina, being known and designated as Lot No. 10  
 Welcome Acres as shown on a plat prepared by Douglas S. Crouch, R.P.G. recorded in the  
 RMC Office for Greenville County, South Carolina, in Plat Book DDD at page 44, and having  
 according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Southwestern side of Cole Road at the joint front corner  
 of Lots Nos. 9 and 10, and running thence with the line of Lot No 9 S. 50-10 W. 165 feet  
 to an iron pin in the rear line of Lot No. 1; thence with the rear line of Lot No. 1 N.  
 52-40 W. 151.7 feet to an iron pin at the joint rear corner of Lots Nos. 10 and 11;  
 thence with the line of Lot No. 11 N. 72-02 E. 224.4 feet to an iron pin on the South-  
 western side of Cole Road; thence with the Southwestern side of Cole Road and following  
 the curve thereof, the chord of which is S. 31-14 E. 65 feet, to the point of Beginning.

This is the identical property conveyed **PAID AND SATISFIED IN FULL** by deed of W. N. Leslie,  
 Inc. dated August 26, 1964, and recorded in the RMC Office for Greenville County, S.C.

FILED  
 DEC 17 1981  
 DONALD S. JACKSON  
 By: Mark R. Wood  
 Title: Branch Manager  
 WITNESSES: Laura L. Turner  
 DEC 17 1981

Together with all and singular rights, members, appurtenances, and appertaining, and of all 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.

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