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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
APR 11 4 53 PM '74

MORTGAGE OF REAL ESTATE

BOOK 1304 PAGE 281

DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, BURTON L. HYDER and JOYCE A. HYDER, his wife, of the County of Greenville and State of South Carolina
(hereinafter referred to as Mortgagor) is well and truly indebted unto NORTH CAROLINA NATIONAL BANK, Tryon, North Carolina

(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

-----TWENTY FIVE THOUSAND & NO/100----- Dollars (\$ 25,000.00) due and payable
IN ONE HUNDRED EIGHTY (180) consecutive equal monthly installments of TWO HUNDRED THIRTY-EIGHT
& 92/100 DOLLARS(\$238.92) each, the first payment being due April 1, 1974, and on the first day
of each month thereafter until paid in full,
with interest thereon from date at the rate of eight (8) per centum per annum, to be paid:

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, Glassy Mountain Township and described by metes and bounds as follows:

All that piece, parcel or lot of land in Glassy Mtn. Township, Greenville County, South Carolina, containing eleven (11) acres and being set forth upon a plat entitled, "Land Survey for R.C. and Sallie Walker, Greenville Co., S.C.", dated July 10, 1956 and revised May 24, 1972, prepared by J. Q. Bruce, Registered Surveyor, said land being described as follows:

BEGINNING on an old stone located in a road which leads to Oak Grove, said old stone being a corner common of the tract herein conveyed and the J.E. Morgan lands and running thence from said beginning point South 72 degrees 25 minutes West 842.7 feet to an iron pin located near an old locust post, said iron pin being a corner common of the tract herein conveyed, the Culbreth land and the B.H. Gosnell land; thence North 62 degrees 05 minutes West 1348 feet to an iron pin; thence a new line, North 83 degrees East 1465 feet to an iron pin located in a road which leads to the Oak Grove Road; thence along said road, South 9 degrees East 170 feet to an iron pin; thence continuing with said road, South 25 degrees 30 minutes East 130 feet to the point of BEGINNING, containing eleven (11) acres.

The above described property is the identical property conveyed to Burton L. Hyder and Joyce A. Hyder, his wife, by R.C. Walker and Sallie Walker, his wife, by deed dated July 15, 1972, recorded in Volume 958, Page 45, in the RMC Office for Greenville County, S.C.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or 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.

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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