

STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE

RECORDED  
 GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

LOT # 4 4 13 PM 127  
 TO ALL WHOM THESE PRESENTS MAY CONCERN:  
 DOMINE S. THOMPSON  
 R.M.C.

WHEREAS, **Edwards Forest Recreation Association, Inc.**

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Citizens and Southern National Bank of South 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 **Fifteen Thousand and No/100----- Dollars \$ 15,000.00** due and payable

with interest thereon from date at the rate of **Nine** per centum per annum, to be paid: **annually, in advance**

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**, State of South Carolina, on the easterly side of Rutherford Road, containing 2.16 acres, more or less, as shown on plat of survey by J. Don Lee, RLS, November-December, 1967, and having, according to said plat, the following metes and bounds, to-wit:

**BEGINNING** at a point in Rutherford Road and running thence N. 78-00 E., 34.79 feet to an iron pin; thence still N. 78-00 E., 328 feet to an iron pin; thence still N. 78-00 E., approximately 41 feet to the center line of a creek; thence with the meanders of said creek in a southerly direction, the traverse line of which is S. 43-32 E., 225 feet to a point; thence running S. 46-28 W., 33.80 feet and S. 46-28 W., 275 feet to an iron pin; running thence N. 43-32 W., 334.91 feet to an iron pin; running thence S. 78-00 W. 89.01 feet to a point in Rutherford Road; running thence with said Road, N. 80-30 E., 53.39 feet to an iron pin, the point of **BEGINNING**.

**ALSO:** ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, on the westerly side of Randy Drive, being shown and designated as the southerly one-half (1/2) of Lot No. 29, on plat of Edwards Forest, Section II, recorded in the RMC Office for Greenville County, S.C., in plat book RR at page 20, and also being shown on a more recent plat prepared by R. Patrick Jenkins, RLS, November-December, 1967, and having, according to the last mentioned plat, the following metes and bounds, to-wit: **BEGINNING** at an iron pin on the westerly side of Randy Drive at the joint front corner of Lots No. 28 and 29, and running thence with the joint lines of said lots, S. 67-28 W., 200 feet to an iron pin; running thence N. 23-00 W., 50 feet to an iron pin in the rear line of Lot No. 29; thence on a new line through lot No. 29, N. 67-28 E., 200 feet to an iron pin on the westerly side of Randy Drive; thence with the westerly side of Randy Drive, S. 23-00 E., 50 feet to the point of beginning.



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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