

P.O. Box 189, Piedmont, SC
MORTGAGE OF REAL ESTATE

BOOK 1441 PAGE 334

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }
GREENVILLE CO. S. C. }
MORTGAGE OF REAL ESTATE }
TO ALL WHOM THESE PRESENTS MAY CONCERN: }
AUG 22 2 59 PM '78

DONNIE S. TANKERSLEY
R.N.C.

WHEREAS, I, Lloyd R. Berry,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company
Piedmont, S.C.

(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

Seven thousand two hundred eighty-eight and 80/100-- Dollars (\$ 7,288.80) due and payable
in forty-eight (48) monthly installments of \$151.85 each, the first of these
due and payable on September 15, 1978 with a like amount due on the 15th day
of each calendar month thereafter until entire amount of debt is paid in
full.

with interest thereon from date at the rate of 12.47 per centum per annum, to be paid: 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

ALL that certain piece, parcel or lot of land in Grove Township, in Greenville County, and State of South Carolina, containing 3.23 acres, more or less, situated and lying adjacent to the Greenville and Anderson Highway, and having the following metes and bounds:

BEGINNING at an iron pin adjoining the lot of C. E. Long, thence running S. 89-30 W. for a distance of 210 feet, to a stone; thence N. 18-00 E. for a distance of 669.90 feet (or 10 chains and 15 links) to iron pin; thence S. -45 E for a distance of 210 feet; thence N. 18-00 W. for a distance of 625 feet and back to the beginning point.

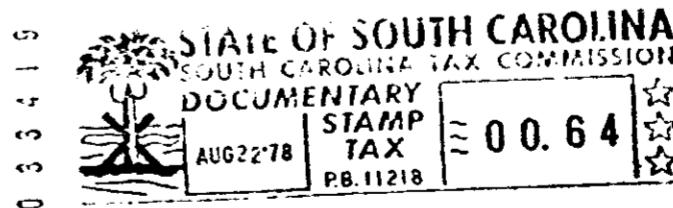
This is a portion of the land conveyed unto C. E. Long by deed of S. M. Jones dated January 12, 1944, as recorded in Deed book Vol. 260 on page 62, dated January 13, 1944.

This land is surrounding by lands belonging to C. E. Long, S. M. Jones, and on either side by a county owned hard surface road which has not been named.

This is the same property conveyed to J. J. Cawley by deed of C. E. Long dated July 7, 1970, recorded in the Office of RMC for Greenville County in Book 894 of Deeds, page 309.

This is the same property conveyed to Lloyd R. Berry by deed of J. J. Cawley dated July 25, 1978, recorded in the Office of RMC for Greenville County in Book _____, Page _____, dated _____, 1978.

OCTO - 11 - 1978 . AUG 22 78 691



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 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.

4328 RV-2