

MORTGAGE OF REAL ESTATE—Office of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

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GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

WALKERSLEY MORTGAGE  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Rush Donnán McGee

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto The Bank of Travelers Rest

(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

Thirteen thousand dollars and NO/100ths-----DOLLARS (\$ 13,000.00 ),  
with interest thereon from date at the rate of 13.50 per centum per annum, said principal and interest to be repaid: In monthly principal and interest installments of \$240.04 commencing 30 days from date with a like payment on the same date of each month hereafter.

All payments to be applied first to interest and then to principal.

At the option of the mortgagee, the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any reason whatsoever.

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 or lot of land, with all improvements thereon or hereafter constructed thereon, containing 2.47 acres, situate, lying and being on the eastern side of Woodland Road in the County of Greenville, State of South Carolina, being shown and designated on plat of property of J. P. Stevens & Co., prepared by Pickell & Pickell, dated April 8, 1953, recorded in Plat Book DD at page 105-A and being described more particularly according to a more recent plat of property of Slater Community Association, prepared by Freeland & Associates, dated October 13, 1976, recorded in Plat Book 5W at page 67, to-wit:

BEGINNING at an iron pin on the eastern side of Woodland Road, which iron pin is 884 feet more or less from the intersection of said road with Talley Bridge Road, and running thence along the eastern side of Woodland Road N. 44-09 W. 107.94 feet to an iron pin; thence continuing along said road N. 30-38 E. 84 feet to an iron pin; thence continuing along said road N. 17-23 E. 209.86 feet to an iron pin; thence leaving said road N. 68-06 E. 161.51 feet to an iron pin at the joint corner of the within described property and property now or formerly belonging to Lyerly; thence along the common line of said property S.0-10 E. 497.36 feet to an iron pin; thence S. 75-42 W. 150 feet to an iron pin; thence N. 56-22 W. 224 feet to an iron pin on the eastern side of Woodland Road, the point of beginning.

DERIVATION: Deed of Slater Community Association recorded Nov. 4, 1976 in Deed Book 1045 at page 635.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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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