

Wm. G. Taylor & Co. Reg.
Attorneys at Law, Greenville, S.C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BOOK 1567 PAGE 834



THESE PRESENTS MAY CONCERN:

WHEREAS, JOHN L. WHEELER,

(hereinafter referred to as Mortgagor) is well and truly indebted unto BENJAMIN E. GIBBS, his heirs and assigns,

(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 Eleven Thousand and 00/100-----Dollars (\$11,000.00) due and payable

in 96 equal monthly installments of \$161.16 each, the first such installment being due May 20, 1982 and monthly thereafter until the principal and interest shall have been paid in full,

with interest thereon from date at the rate of nine (9%) per centum per annum, to be paid: According to the terms of the note.

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 accounts 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, located on the waters of Lake Lanier, and shown on revised sketch of plat made by J. Q. Bruce and dated July 25, 1961, said lot being on the west side of East Lake Shore Drive, beginning at corner of property of lot recently sold to Troy D. Vaughn and running with East Lake Shore Drive, North 47.30 West 30 feet, said corner being 5 feet north of iron pin; thence South 46.00 East 30 feet to corner of Vaughn lot; thence North 44-50 East 12.5 feet to the BEGINNING corner. The revised plat is prepared to indicate that original purchase by Vaughn has been increased 5 feet on the northern end and five feet added to the Wynn purchase, indicated as B on the northern end of B, making a total along edge of East Lake Shore Drive of 30 feet and 30 feet along waters' edge of Lake Lanier. The latter mentioned 5 feet is deducted from Lot A as shown, showing that said Lot A now contains only 30 feet along said Drive.

The above described property is the identical property conveyed to John L. Wheeler by Frank A. Greene and wife, Elaine O. Greene, by deed dated March 25, 1982, to be duly recorded herewith.

Tax Map Reference No. 1-436-624.1-3-6.2

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
APR 13 1982
PP. 11215
0440
SCTD
APR 13 1982
988

Together with all and singular rights, members, heritaments, 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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