

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE COUNTY S.C. MORTGAGE OF REAL ESTATE

AUG 9 3 04 PM '88 FROM THESE PRESENTS MAY CONCERN

DONALD S. ...  
R.M.C.

WHEREAS, Patricia Ann Trammell

(hereinafter referred to as Mortgagor) is well and truly indebted unto Thomas E. and Doris B. Goldsmith

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith the terms of which are incorporated herein by reference, in the sum of Eight Thousand and no/100-----

----- Dollars \$ 8,000.00 ----- due and payable

August 1st, 1988

with interest thereon from Sept. 1, 1988 the rate of 14% per annum per annum, to be paid monthly

WHEREAS, the Mortgagee 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 Mortgagee 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 Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the mortgagor 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, on Chinquapin Road, adjoining the Cross Plains Baptist Church property and shown on a plat made by Carolina Surveying Company on the 19th day of July, 1978, and having the following metes and bounds, to-wit:

BEGINNING at a point in the center of Chinquapin Road at the joint corner of the property herein conveyed and the property of the Cross Plains Baptist Church and running thence with Chinquapin Road North 45-07 West 630.1 feet; thence continuing with the center of said road North 58-25 West 118 feet; thence leaving said road North 80-17 West 461.2 feet; thence North 33-12 East 200 feet; thence North 33-12 East 341.4 feet; thence North 33-12 East 65.6 feet; thence South 68-18 East 1346 feet; thence North 32-49 East 890.7 feet; thence with the property line of Cross Plains Baptist Church North 62-58 West 302.4 feet; thence South 26-37 West 50 feet; thence South 29-20 West 118.5 feet to the point of beginning.

THIS is the same property conveyed to the Mortgagor by deed of Annette G. Lister, attorney in fact for C. L. Lister and recorded in the RMC Office for Greenville County at Deed Book 1092, Page 630. on August 5, 1978.

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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 in anywise he had thereto, 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, assigns, and assigns forever.

The Mortgagee covenants that it is lawfully seized of the premises hereabove described in fee simple absolute, that it has good right and is lawfully entitled to sell, convey, or otherwise dispose of the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and defend to hold all and singular the said premises unto the Mortgagee forever, them and heirs of the Mortgagee and all persons who may ever lawfully claim the same or any part thereof.

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4328 W.C.