

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PO Box 1170, Mt Pleasant, SC 29464

VOL 1682 PAGE 001

MORTGAGE OF REAL ESTATE

FILED
GREENVILLE CO. S.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

Nov 30 3 58 PM '84

WHEREAS,

VIRGIL BORNIMILLER KEASLEY
R.H.C. JR

(hereinafter referred to as Mortgagor) is well and truly indebted unto

MARGUERITE C. MOOD

(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 Twenty six thousand two hundred fifty and 00/100----- Dollars (\$26,250.00) due and payable

in annual installments as given in a note of even date, the terms of which are incorporated herein by reference

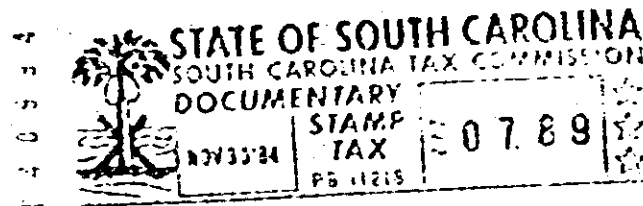
with interest thereon from date at the rate of 12 per centum per annum, to be paid: in accordance with the terms of the referenced note

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 near Glassy Mountain Baptist Church, and being more particularly shown as a 31.08 acre tract as shown on a survey entitled "Survey for Marguerite Mood" by Wolfe & Huskey, Inc., April 15, 1980, to be recorded herewith. For a more particular description of the subject property, reference is made to the plat to be recorded herewith.

Derivation: Deed of Marguerite C. Mood to Mortgagor to be recorded herewith



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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