

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

AUG 5 11 10 AM '76

MORTGAGE OF REAL ESTATE

DONNIE S. TANKERSLEY TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.H.C.

WHEREAS, we, Charles L. Satterfield and Annie Lou G. Satterfield

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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 **Thirty-nine Thousand and No/100**-----

Dollars (\$ 39,000.00) due and payable

\$494.05 on the first day of September 1976, and \$494.05 on the first day of each month thereafter through the first day of August 1979, the balance remaining to be paid in full on September 1, 1979,

with interest thereon from _____ date _____ at the rate of _____ 9 _____ per centum per annum, to be paid: **monthly,**

with payments first to interest and balance to principal.

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:

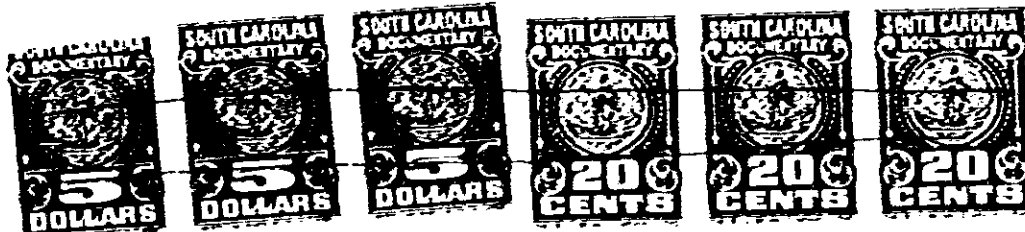
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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**, located in **Butler Township about four miles south of Greer**, and being shown as the parcel of land north of the Enoree River and east of the Gibbs Shoals Road on a plat made for Mrs. Annis Burnett by H. L. Dunahoo, Surveyor, said plat of record in the R.M.C. Office for Greenville County, S. C. in Plat Book WW at Page 326, and having the following courses and distances, to-wit:

BEGINNING at a stake on the east side of the Gibbs Shoals Road, and running thence N. 84 E. 330 feet to an iron pin; thence S. 84 E. 663 feet to a pine; thence N. 84 E. 396 feet to a stone; thence S. 78 E. 159 feet to a point in Ballenger Creek (stake on the West bank thereof); thence down the meanderings of the creek S. 27 W. 297 feet; S. 10 W. 284 feet; and S. 28 W. 109 feet to line of property now or formerly owned by Pelham Manufacturing Company; thence with that line N. 75 W. 218 feet to a post oak; thence S. 57 W. 455 feet to a stone and S. 5 W. 63 feet to a birch; thence S. 5 W. about 50 feet to the center of the Enoree River; thence up and with the center of said river and meanderings thereof S. 81 W. 990 feet and N. 73 W. 224 feet to the center of bridge over river; thence with East side of Gibbs Shoals Road N. 29 E. 268 feet to a stake; thence continuing with the East side of Gibbs Shoals Road N. 7 E. 700 feet to the beginning point, and containing 27 acres, more or less.

There is excluded from the above boundaries two parcels of land heretofore conveyed, the first by Gordon Satterfield to C. D. Henson and Euline Satterfield Henson by deed recorded in said R.M.C. Office in Deed Book 505 at Page 551; the second by Gordon Satterfield and Charles L. Satterfield to Shelby Jean S. Gordon by deed recorded in said R.M.C. Office in Deed Book 721 at Page 125, said lots containing approximately three-fourths of one acre each. Gordon Satterfield and Charles L. Satterfield also conveyed right of access to above lots on February 16, 1965 to Shirley Jean S. Gordon and C. B. Henson and Euline Satterfield Henson by deed recorded in Book 767 at Page 455.

This being the same tract of land, with exceptions noted above, conveyed to the Mortgagor Charles L. Satterfield by deed of Gordon Satterfield on September 25, 1962, and recorded the same day in R.M.C. Office, Deed Book 707 at Page 309.



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 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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