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Taylor, S.C.  
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GREENVILLE CO. S.C.

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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

APR 23 5 04 PM '77  
R.M.C.

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JOHN H. LANGLEY, J. EUEL TAYLOR AND T. Z. MITCHELL

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. H. LANGLEY AND MITTIE F. LANGLEY

(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

FOURTEEN THOUSAND TWO HUNDRED AND NO/100THS Dollars (\$14,200.00-- ) due and payable

AS SET FORTH IN SAID NOTE,

with interest thereon from DATE at the rate of SIX (6%) per centum per annum, to be paid: SEMI-ANNUALLY

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, containing 11.34 acres, more or less, as shown on a plat of property of W. H. and Mittie F. Langley, prepared by C. O. Riddle, RLS, in July 1976, as revised April 1, 1977, recorded in Plat Book 5-Y at Page 76, RMC Office for Greenville County, and having the following courses and distances, to-wit:

BEGINNING at a nail and cap in the center of Rutherford Road at the Western end of the bridge crossing Enoree River, and running thence along the center of said Road in an Eastern direction 1137.68 feet to a nail and cap on the Ellis line; thence S. 16-47 E. 49 feet to a nail and cap in the old road; thence N. 42-56 E. 74.2 feet to a nail and cap; thence N. 54-33 E. 100 feet to a nail and cap; thence N. 75-03 E. 153 feet to a nail and cap; thence S. 36-30 E. 31.5 feet to an iron pin on the Southern side of Rutherford Road; thence S. 60-39 W. along Old Rutherford Road 189 feet to an iron pin; thence still along said Old Rutherford Road S. 38-04 W. 165 feet to an iron pin; thence S. 29-49 W. 396 feet to an iron pin; thence S. 31-36 W. 184.2 feet to an old iron pin; thence S. 38-45 W. 60 feet to a birch at an old bridge site; thence across Enoree River S. 50-34 W. 132.4 feet to an iron pin at point "A" on said plat; thence along the old line of the High Water mark on the Southwest side of Enoree River and the David Smith fence line N. 8-31 W. 61.15 feet to an iron pin; thence N. 30-10 W. 219.5 feet to an iron pin; thence N. 61-24 W. 48.6 feet to an iron pin; thence N. 44-30 W. 149.1 feet to an iron pin; thence N. 60-15 W. 422.4 feet to an iron pin; thence N. 48-40 W. 105.8 feet to an iron pin at point "B"; thence N. 28-53 W. 43 feet to the beginning in the center of Rutherford Road.

THIS being a portion of the property conveyed to the Mortgagors by the Mortgagees by deed dated April 29, 1977, and recorded in the RMC Office for Greenville County on April 29, 1977, in Deed Book 1055 at Page 731.

THE property line between the Mortgagees and David Smith, on the Southwest side of the Enoree River, was established by the Greenville County Court in an action between them on March 31, 1977, and reference is hereby made to Judgment Roll No. 77-1678 in the Office of the Clerk of Court.

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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