

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 10 3 54 PM '83

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
DONNIE S. DANIELSLEY
R.M.C.

WHEREAS, BEN (NMI) SLOAN AND FLOY F. SLOAN

(hereinafter referred to as Mortgagor) is well and truly indebted unto THOMAS FORRESTER, Route 2, Greer, SC 29651.

(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-TWO THOUSAND EIGHT HUNDRED EIGHTY AND NO/100-----Dollars (\$ 22,880.00-) due and payable as per the terms of said Promissory Note executed of even date herewith.

with interest thereon from as per the / terms of the Note at the rate of per centum per annum, to be paid:

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:

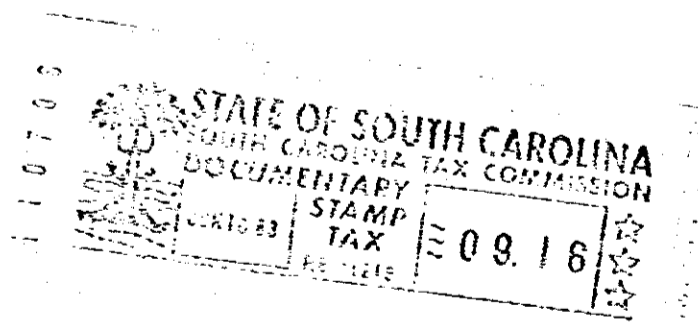
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of GREENVILLE

ALL that certain lot of land in Greenville County, S. C., containing 24.2 acres, more or less, and being a part of the land described in Deed Volume 259 at Page 352 and Deed Volume 260 at Page 104, and having the following metes and bounds, to-wit:

BEGINNING at a point in a road (iron pin reference at N. 85-25 W. 20 feet) and running thence N. 85-25 W. 1,650 feet to an iron pin; thence N. 76-40 W. 1,100 feet to Thompson Beaverdam Creek (iron pin reference at S. 76-40 E. 11 feet); thence up said creek as the line (for mapping line N. 37-22 W. 201 feet); thence S. 88-39 E. 2,798.6 feet (last line not resurveyed but computed) to nail in road; thence with said road S. 5-30 E. 483.2 feet to the beginning. For further reference, see plat of survey entitled "Land Survey for Thomas Forrester" by J. Q. Bruce, Registered Surveyor, dated April 24, 1961.

TOGETHER WITH a right-of-way across the branch, as near south of the N. 76-40 W. line as is practical, so as to have access to the tract described above.

THIS being the identical property conveyed to the Mortgagor by deed of Thomas Forrester dated May 23, 1983 to be recorded simultaneous herewith.



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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