

MORTGAGE OF REAL ESTATE -

VOL 1844 PAGE 827

STATE OF SOUTH CAROLINA GREENVILLE COUNTY OF GREENVILLE

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MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Bobby E. Bowers and Joyce Bowers

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bobby R. Jackson and Jane K. Jackson

(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 Five Thousand Two Hundred and no/100 ----- Dollars (\$ 5,200.00) due and payable

no later than December 30, 1991.

with interest thereon from June 30, 1983 at the rate of 18% per centum per annum, to be paid: monthly

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, Bates Township and shown on a plat prepared by Williams and Plumblee, Inc., dated 9-1-81 and recorded in the RMC Office for Greenville County at Plat Book 8-U Page 13 and having the following metes and bounds, to-wit:

BEGINNING at a new spike in the center of Tugaloo Road near its intersection with Coleman Drive and running thence N. 65-30 E. 100 feet to an iron pin; thence N. 0-00 E. 99.2 feet to an iron pin; thence N. 77-19 E. 300 feet to an iron pin; thence S. 9-20 W. 325.3 feet to a nail and cap in the center of Tugaloo Road; thence with the center of the road N. 70-54 W. 350 feet to the point of beginning.

THIS being the same property conveyed to the Mortgagor herein by deed of A. D. Lollis, dated October 8, 1981, and recorded in the RMC Office for Greenville County at Deed book 1156, page 567.

THIS conveyance is made subject to any and all existing and recorded easements, rights-of-way, restrictions, and/or protective covenants, which might appear by examination of the public record or the subject premises.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
JAN 20 '84
STAMP TAX
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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 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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