

GREENVILLE CO. S.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MAR 23 4 18 PM '84

WHEREAS, Jo H. DONNELL SAUNDERSLEY  
Griffin T.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Kathleen C. Pitman, Mary C. Williams and Ida C. Padgett

(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 Sixty-seven Thousand Nine Hundred and no/100-- Dollars (\$ 67,900.00 due and payable

as per the terms of the note dated March 23, 1984, incorporated herein by reference

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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 piece, parcel or strip of land being 18 feet in width situate, lying and being on the Northwestern side of U.S. Highway No. 29 near the City of Greenville, in the County of Greenville, State of South Carolina and being described as follows:

BEGINNING at a point on the Northwestern edge of the right-of-way for U.S. Highway No. 29 at the Southeastern corner of the property owned by the grantees herein and running thence in a Northwesterly direction 207.7 feet, more or less, to a point; thence running in a Northeasterly direction 18 feet, more or less, to a point; thence running in a Southwesterly direction 207.7 feet, more or less, to a point on the Northwestern edge of the right-of-way for U.S. Highway No. 29; thence with the Northwestern edge of said right-of-way 18 feet, more or less, to the beginning point.

ALSO:

All of that certain lot of land in Chick Springs Township, Greenville County, State of South Carolina, on the northwestern side of Super U.S. Highway No. 29, leading from Greenville to Taylors, S.C., and being shown as Lot No. 1 on a Plat of Property of James M. Edwards, made by Dalton & Neves, Engineers, in November 1938, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of Lot No. 2, and running thence with the line of said lot N. 43-50 W. 207.7 feet to an iron pin in line now or formerly of Edwards; thence with the line of said property, N. 43-0 N. 210 feet to an iron pin on a 36 foot street; thence with the western side of said street, S. 43-50 E. 207.7 feet to an iron pin on Super U.S. Highway 29; thence with the northwestern side of Super U.S. Highway No. 29, S. 43-0 W. 210 feet to the beginning corner, containing 1 acre.

LESSHOWEVER that property conveyed to Clyde D. Williams and Mary C. Williams by deed recorded in Deed Book 403 at Page 293 and in Deed Book 477, Page 259.

This being the same property conveyed to the mortgagor herein by deed of Mary C. Williams, et.al, dated and recorded March 23, 1984 in the RMC Office for Greenville County in Deed Book 1208 at Page 801 and Deed Book 1205 at Page 803.

Together with all and singular rights, members, herditaments, 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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