109 Fernloman Cir Spectanbury Sc 29302

STATE OF SOUTH CAROLINA GREENVILLE

COUNTY OF

MORTGAGE OF REAL ESTATI

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Lisa B. Andèrson WHEREAS,

(hereinafter referred to as Mortgagor) is well and truly indebted unto

William C. Anderson

(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 Three Thousand and No/100----------Dollars (\$3,000.00) due and payable in accordance with the terms of Promissory Note of even date herewith.

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 accounts 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, being known and designated as Lot No. 88, as shown on a plat of the subdivision of PALMETTO DOWNS, Section II, which is recorded in the Office of the R.M.C. for Greenville County in Plat Book 7-C at page 96, reference to said plat being hereby made for a metes and bounds description.

This is the same property conveyed to Mortgagor by deed of William C. Anderson, dated March 24, 1984, and to be recorded herewith.

This property is conveyed subject to any restrictions, reservations, zoning ordinances, easements and/or rights of way that appear of record, on the recorded plat or on the premises.

Block Map Reference: 11-195-540.17-1-60

STAMP

Together with all and singular rights, members, heritaments, 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 thereform, 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

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgager 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 encumbet 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

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such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

A CONTRACTOR OF THE SECOND

unto the Mortgagee forever, from and against the Mortgagor and all persons whomseever lawfully claiming the same or any part thereof.