

MORTGAGEE'S ADDRESS: P.O. Box 591, Travelers Rest, SC 29690

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

VOL 1004 PAGE 794

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Terri Ann Dellapina

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

Joan Sammons

(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

Thirty Five Thousand Five Hundred and no/100

Dollars, \$ 35,500.00, due and payable

as per the terms of the note dated May 26, 1984 and incorporated herein by reference

with interest thereon from date at the rate of 12% 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

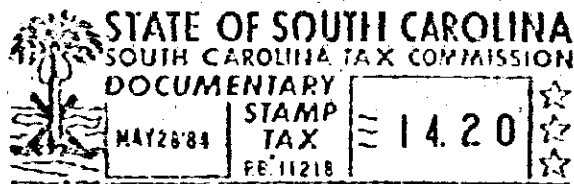
ALL that piece, parcel or lot of land with all improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greenville, being known and designated at Lots No. 29 & 30, as shown on plat of Tract No. 1 of Overbrook Land Company, prepared by R.E. Dalton in June 1924, recorded in the RMC Office for Greenville County in Plat Book K, page 59, and described as follows:

BEGINNING at an iron pin on the southwestern side of Park Street, now known as Briarcliff Drive, corner of Lots 30 & 4, and running thence along the rear line of Lots 4, 5 & 6, S. 29-01 W. 261.1 feet to iron pin; thence N. 65-33 E. 29.6 feet to iron pin, rear corner Lot 29; thence with rear line of Lot 29 S. 24-27 E. 79.8 feet to iron pin at joint rear corner of Lots 28 & 29; thence with joint line of said lots N. 65-33 E. 180 feet to iron pin on southwestern side of Park Street, now known as Briarcliff Drive; thence with said street N. 24-27 W. 235.8 feet to point of beginning.

This being the same property conveyed to the Grantor herein by deed of Alfred T. Wilson, Jr. on May 27, 1983, recorded in the RMC Office for Greenville County on June 1, 1983, in Deed Book 1189 at Page 321.

This conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

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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 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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