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RMC
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MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

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R.M.C.

MORTGAGE OF REAL ESTATE

VOL 1684 PAGE 236

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE W. BRIGGS

WHEREAS, Kenneth L. Briggs and Jeane N. Briggs

(hereinafter referred to as Mortgagor) is well and truly indebted unto James W. Mahon

(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 One thousand six hundred eighty and no/100ths Dollars (\$1,680.00) due and payable

with interest thereon from date at the rate of seven (7%) per centum per annum, to be paid according to said note

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:

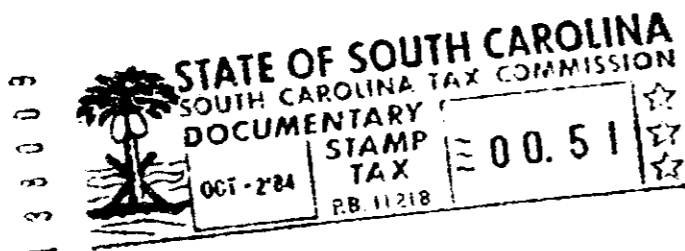
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, located on the eastern side of Watson Road, in Chick

Springs Township, being shown and designated as Lot No. 85 on a plat of part of Section 2 of Orchard Acres, recorded in Plat Book BB at page 102 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Watson Road, at the joint front corner of Lots 84 and 85 and running thence with the line of Lot 84, N. 80-41 E. 200 feet to pin; thence N. 09-19 W. 100 feet to an iron pin; rear corner of Lot 86; thence with the line of Lot 86, S. 80-41 W. 200 feet to pin on Watson Road; thence with the eastern side of Watson Road S. 09-19 E. 100 feet to the point of beginning.

This being the same property conveyed to the Mortgagor by Bob Maxwell Builders, Inc., on September 22, 1977 and recorded on said date in the RMC Office for Greenville County in Deed Book 1065 at Page 274.



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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 hereinafore 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.

RECORDED

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