

054

MORTGAGE OF REAL ESTATE - Prepared by **WILKINS & WILKINS, Attorneys at Law, Greenville, S. C.**
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }

BOOK 1453 PAGE 46
 71 PAGE 548

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS **WE, AHMAD FAKHR & REZA FAKHR**
 (hereinafter referred to as Mortgagor) is well and truly indebted unto **DANIEL SHAGER**

(hereinafter referred to as Mortgage) 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 HUNDRED THIRTY FIVE THOUSAND Dollars (\$ 135,000.00) due and payable
 Payable in five equal annual payments of \$27,000.00, the first payment being due one year from the closing date and every year on the anniversary of the closing

Satisfied 1st day of 5th Month Greenville, S. C. 29615
[Handwritten signatures and initials]

O.S.C. 11/80
 ISLEY
 DOCUMENTARY STAMP TAX \$54.00
 REG. 11/28

WE HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.
 The Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whatsoever lawfully claiming the same or any part thereof.

4328 RV-2