

416 Belvoir Ave. Greenville
BROWN, BYRD, BLAKELY, MASSEY, LEAPHART & SToudenMIRE, P.A., SUITE 15, 1700E NORTHST., GREENVILLE, S.C. 29602

MORTGAGE OF REAL ESTATE -

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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MAY 2 3 57 PM '82
DONN HENRERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, PINE VALLEY PROPERTIES, a South Carolina General Partnership

(hereinafter referred to as Mortgagee) is well and truly indebted unto EFFIE LLOYD ALLEN BEATTIE

(hereinafter referred to as Mortgagor) 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 thousand forty nine thousand and nine hundred and thirty seven and 55/100 Dollars (\$149,992.55) due and payable February 12, 1982

*Consent
Donn Henersley
R.H.C.*

with interest thereon from date at the rate of ten (10%) per centum per annum, to be paid February 12, 1982

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee'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 abovesaid 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 as any time hereafter advanced to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) as the Mortgagee in hand and to be paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, 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, as hereinafter described, situate, lying and being in the State of South Carolina, County of Greenville:

ALL that certain piece, parcel or tract of land situate in Greenville County, South Carolina, and having, according to a plat entitled "Effie Lloyd Allen Beattie", prepared by Ehrwight Associates, Inc., dated September 7, 1980, the following metes and bounds, to wit:

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BEGINNING at an old iron pin located along the northern side of the right-of-way of Pelham Road, joint corner of the within property and property owned by Metropolitan Baptist Church, at the existing agency with the joint line of said property, N. 30-25-24 E., 520.00 feet to an iron pin; thence N. 30-25-24 E., 279.87 feet to an iron pin; thence N. 65-26-00 W., 490.97 feet to an iron pin at the joint corner of the within property of Metropolitan Baptist Church, and property of Hazel Newburn, and turning along said line N. 21-31-40 E., 600.87 feet to an iron pin; thence N. 22-13-45 E., 33.93 feet to a nail and cap at a point along the southern side of the right-of-way of Old Boiling Springs Road, thence turning and following the southern side of the right-of-way of Old Boiling Springs Road, the courses of which are S 63-15-22 E., 62.62 feet to a nail and cap; thence S. 65-04-02 E., 342.70 feet to a nail and cap; thence S. 64-42 E., 333.42 feet to a nail and cap; thence S. 64-45-24 E., 260.76 feet to a nail and cap; thence S. 64-22-14 E., 133.62 feet to a nail and cap; thence S. 64-26-51 E., 400.00 feet to an iron pin at the joint corners of the within property and the southern side of the right-of-way of Old Boiling Springs Road, and property now or formerly of Elizabeth McCoy, and turning along the southern side of said right-of-way to an iron pin; thence S. 00-04-42 E., 699.59 feet to a nail and cap on the northern side of the right-of-way of Pelham Road and following the southern side of said right-of-way of Pelham Road, N. 74-10-45 W., 287.89 feet; thence N. 71-14-56 W., 1154.79 feet to the point and place of beginning.

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