

Mortgagee's Address: Rt 5 Buckhorn Road, Greenville, S.C. 29604
MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
FEB 25 4 37 PM '77

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

1390 238

WHEREAS, William H. Josleyn and Dorothy I. Josleyn

(hereinafter referred to as Mortgagor) is well and truly indebted unto Billie H. 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 Eighteen Thousand Eight Hundred and No/100ths-----

-----Dollars (\$ 18,800.00) due and payable
in accordance with the terms of said note and with interest at the rate provided in said note, the final maturity date being March 1, 1987 unless sooner paid.

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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, the Mortgagee's heirs, 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 in Chick Springs Township containing 9.1 acres more or less and being a portion of the T. B. Nalley property as shown on plat prepared by C. O. Riddle dated October 1960 and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin in the center of Buckhorn Road and Paris Mountain State Park Road and running thence N. 8-15 W. 130.2 feet to an iron pin; thence continuing along the center of Buckhorn Road N. 21-18 E. 299.8 feet; thence continuing along the center of said Road, N. 7-36 E. 121.2 feet; thence continuing along the center of said road, N. 2-42 E. 111.3 feet to an iron pin at corner of property of T. B. Nalley (now or formerly) being shown as Lot No. 11 on a plat of land belonging to T. B. Nalley, recorded in the RMC Office for Greenville County, South Carolina in Plat Book "S" at Page 55; thence S. 89-40 E. 602.4 feet; thence along the line of Lot No. 12 as shown on said plat recorded in Plat Book "S" at Page 55, S. 8-24 W. 660 feet to an iron pin in the center of Paris Mountain State Park Road; thence along Paris Mountain State Park Road, N. 88-27 W. 616 feet to the point of beginning; and being the same property conveyed to the mortgagors herein by deed of the mortgagee herein to be recorded herewith in the RMC Office for Greenville County, S. C.

The within mortgage is junior in rank and priority to that certain mortgage given by the mortgagors herein to First Federal Savings and Loan Association of even date herewith in the amount of \$120,000.00 to be recorded in the RMC Office for Greenville County herewith.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
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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 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 is 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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