MARCHBANKS, CHAPMAN, BROWN & HARTER, P. A., 111 TOY STREET, GREENVILLE, S. C. 29603 EUDORA B. SRUN MORTGAGE OF REAL ESTATE -4423 So. 6700 W HOOPER, WIRH 84315 STATE OF SOUTH CAROLINA 800K 1452 FAGE 497 **MORTGAGE OF REAL ESTATE** TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS.

William K. Martin and Judy Cheryl Martin

thereinafter referred to as Morigagor) is well and truly indebted unto Eudora B. Adams

thereinafter 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 Fourteen Thousand Six Hundred Ninety-One and 02/100ths--Dollars (\$14,691.02) due and payable according to the terms of said note

with interest thereon from

date

at the rate of nine (9) per centum per annum, to be gaid.

WHEREAS, the Mortgages may hereafter become indebted to the said Mortgages for such further sums as may be advanced to or for the Morigagor's account for taxes, insorance premiums, public assessments, repairs, or for any other purposes

NOW, KNOW ALL MEN. That the Mertgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortzagor may be indicated to the Mortgagoe at any time for advorces made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgage in hand well and truly guid by the Mortgagee at and before the sealing and delivery of these presents, the recent whereof is hereby althoushidzed, has kranted, borganised, sold and released, and by these presents does grant, bargain, sell and release unto the Mortzagee, its successors and assigns.

All that certain piece, parcel or lot of land situate, lying and being on the southeastern side of Pine Creek Court in the County of Greenville, State of South Carolina, shown and designated on a plat entitled "Section No. 4, Belle Meade", dated June, 1959, prepared by Dalton & Neves, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Pine Creek Court at the the joint front corners of Lots Nos. 430 and 431 and running thence with the line of Lot No. 431 S. 57-42 E. 194 feet to an iron pin at the joint rear corner of Lots Nos. 430 and 431; thence S. 32-08 W. 80 feet to an iron pin at the joint rear corner of Lots Nos. 429 and 430; thence with the line of Lot No. 429 N. 57-42 W. 194 feet to an iron pin on the southeastern side of Pine Creek Court; thence with the southeastern side of Pine Creek Court N. 32-04 E. 80 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Eudora B. Adams dated December 9, 1978 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1093 at Page 500 on December 11, 1978.

The lien of the within mortgage is second and subsequent to the lien of that mortgage given by Neil E. Byerley to The Prudential Insurance Corp., dated June 7, 1961 and recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 859 at Page 561 on June 7, 1961.

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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 hechold 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 fortgagor 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 berein. 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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