800K 1452 PAGE 825

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

رب 1 1 MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagors Title was obtained by Deed From Nancy Durant and Recorded on 11/8/78, 19 78

See Deed Book # 1091, Page of GREENVILLE County.

WHEREAS, 19.6. A Chapman & Chapman
Debra Elaine Downs Chapman and Elbert R. Chapman
(hereinsfter referred to as Mortgagor) is well and truly indebted unto

Concord Equity Corporation

(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

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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its successors and assigns:

ALL that certain piece, parcel, or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the northern side of Third Day Street near the City of Greenville, being knwon and designated as Lot No. 54 as shown on a plat of Canterbury Subdivision, Section I, prepared by Heaner Engineering Co., Inc., dated March 22, 1972, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-N at Page 69, and having, according to said plat, the following metes and bounds:

BEGINNING: at an iron pin on the northern side of Third Day Street at the joint front

BEGINNING: at an iron pin on the northern side of Third Day Street at the joint front corner of Lots Nos. 53 and 54 and running thence with the line of Lot No. 53, N. 04-29-56 E. 134.20 feet to an iron pin at the joint rear corner of Lots No. 53, 54, and 61; thence with the line of Lot No. 61, S. 77-08-00 W. 85.53 feet to an iron pin at the joint rear corner or Lots Nos. 54 and 55; thence with the line of Lot No. 55, S. 05-03-48 E. 116.19 feet to an iron pin on the northern side of Third Day Street; thence with the curve of the northern side of Third Day Street, the chord of which is N. 89-43-04 E. 65.19 feet to the point of beginning.

THIS conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements, and rights-of-way, if any, appearing on the property and/or of record.

THIS being the same property as conveyed to the Grantor herein by deed of John Earl Banning and being recorded in the R.M.C. Office for Greenville County in Deed Book 1062 at Page 744 on August 17, 1977.

THE address of the Grantee herein is: 105 Third Day Street, Piedmont, South Carolina 29673

DOCUMENIARI

STAMP

TAX

PB 11212

CEC 13713

PB 11212

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 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 Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

0. 0.

VAMAR

4328 RV-2