

MORTGAGE OF REAL ESTATE—Prepared by RILEY AND RILEY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA } FILED  
COUNTY OF GREENVILLE } GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

JUN 12 2 02 PM '79

WHEREAS, John D. Griffin and Jackie Griffin  
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Builders & Developers, Inc.

(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

Four Thousand and No/100 -----Dollars (\$ 4,000.00 ) due and payable  
\$100.00 per month beginning June 1, 1979

with interest thereon from date at the rate of nine per centum per annum, to be paid:

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, its 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, near the City of Simpsonville, and being further described as follows, to-wit:

BEGINNING at a point on Davenport Road at the corner of Lot No. 436 as shown on a plat entitled Westwood South, Section No. I, Sheet No. 1, as recorded in the R.M.C. Office for Greenville County in Plat Book 6-H at Page 56 and running thence along the line of said lot N. 60-15 W. 88.4 feet to a point; thence N. 31-33 W. 118.0 feet to a point; thence N. 41-54 W. 122 feet to a point on the joint corner of Lots 567 and 568 as shown on a plat entitled Westwood, Section VI, Sheet No. 1, as recorded in the R.M.C. Office for Greenville County in Plat Book 4-X at Page 100 and running thence along the line of Lot 567 N. 35-52 W. 175.35 feet to a point; thence N. 28-37 W. 62.9 feet; thence N. 28-17 E. 78.76 feet to a point on the joint corner of Lots 566 and 567 as shown on the above referred plat; thence N. 61-29 W. 43.18 feet to a point; thence N. 33-57 W. 61.68 feet to a point on the joint corner of Lots 564 and 565 as shown on the above referred plat; thence along the line of Lot 564 N. 17-55 W. 52.5 feet to a point; thence N. 55-30 W. 45.17 feet to a point; thence N. 59-39 W. 16.3 feet to an iron pin on the east bank of Huffs Branch; thence S. 1-45 W. 329.6 feet to an iron pin; thence S. 22-46 E. 564.3 feet to a point on Davenport Road; thence along said Road in a northeasterly direction to the beginning corner.

This being the same property conveyed to the Mortgagors by deed of Builders & Developers, Inc. to be recorded 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 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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