

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
MAY 20 3 20 PM '82
DONN ANKERSLEY
R.M.C.

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

WHEREAS, We, William D. Jones and Patricia A. Jones
207 Holly Park Drive, Simpsonville, S.C.
(hereinafter referred to as Mortgagor) is well and truly indebted unto Carolina National Bank, East First Avenue,
Easley, S. C.

(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

Ninety Thousand Dollars (\$ 90,000.00) due and payable
Three Hundred Sixty-Five days from date

with interest thereon from at the rate of 16% 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:

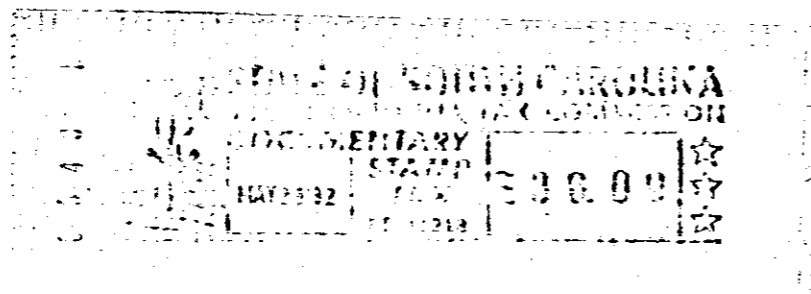
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, on the northern side of Shadowmere Drive, and being shown as Lot No. 43 on a plat of Trollingwood Subdivision, Section 1, dated September 30, 1971, revised June 16, 1978, prepared by Enwright Associates, recorded in Plat Book 6-H, at Page 98 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Shadowmere Drive at the joint front corner of Lot 42 and 43 and running thence with Lot 42 North 7-42 West 150 feet to an iron pin at the joint rear corner of Lot 42 and 43; thence with Lake Trollingwood North 27-40 East 122.4 feet to an iron pin; thence still with said lake North 66-49 East 125.2 feet to an iron pin at the joint rear corner of Lot 43 and 44; thence with Lot 44 South 7-24 East 282.4 feet to an iron pin on Shadowmere Drive; thence with said drive South 82-04 West 190 feet to the point of BEGINNING.

This property is subject to any and all easements and rights of way for roads, utilities, drainage, etc. as may appear of record and/or on the premises and to any and all covenants, restrictions or zoning ordinances affecting such property as appear of record.

This is the identical tract of land conveyed to Mortgagors herein by deed from Cecil R. Turner dated May 13, 1980 and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 1125, at Page 795.



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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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