

Mortgagee's Address: *Apr 21 11* *Revised Land Records*
100 Pecan Road, Greenville, S.C. 29607

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

S.C.

MORTGAGE OF REAL ESTATE

BOOK 1571 PAGE 827

TO ALL WHOM THESE PRESENTS MAY CONCERN:

5:33 PM '82
WHEREAS, Frances Elizabeth Cook

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lois G. Jones, Lydia G. Benson, Mary G. Bagwell and Wade H. Greene, Jr.

(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 Thirty Three Thousand and no/100-----
-----Dollars (\$ 33,000.00) due and payable

as per the terms of that promissory note dated May 31, 1982

with interest thereon from date at the rate of 10% 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:

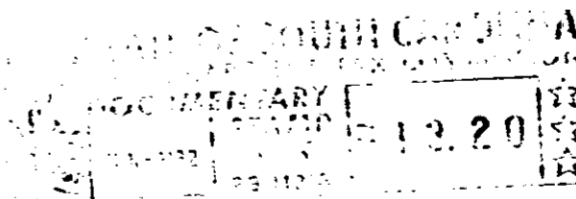
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina and in the County of Greenville, just outside of the City of Greenville and being known and designated as Lot No. 40, according to a plat of property of Overbrook Land Co., as made Sept. 17, 1913, by H. Olin Jones, Engineer, which plat is of record in the office of Register of Mesne Conveyances for Greenville County in Plat Book E at Page 251 and 252; said lot of land is described by metes and bounds as follows, to-wit:

BEGINNING at an iron pin on the East side of a certain unnamed Street, as shown on said plat, which point of beginning is the corner common to Lots Nos. 39 and 40 according to said plat, and running thence N. 36-33 E. along the line between said lots 39 and 40, 302.3 feet to an iron pin on the South line of Balsam Road; thence S. 62-26 E. along the South line of said Balsam Road, 60 feet to an iron pin; thence S. 26-16 W. along the line between Lots 40 and 41, 335 feet to an iron pin on the East line of said unnamed Street; thence N. 41-01 W. along the East line of said unnamed Street, 100 feet to the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of the mortgagees and recorded herewith.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 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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