

FEB 25 1 50 PM '83

STATE OF SOUTH CAROLINA,

OLLIE FARM BOOK 914 Page 465
R. M. C.

County of Greenville

To all Whom These Presents May Concern:

WHEREAS Mauldin Construction Co., is well and truly indebted to James G. Wilson, Jr. in the full and just

sum of Nine Hundred Sixty-One and 85/100 (\$ 961.85) Dollars, in and by its certain promissory note in writing of even date herewith, due and payable as follows:

Due and payable on or before one (1) year from date, or whenever the mortgaged premises shall be conveyed, whichever date is earlier, without interest,

with intent to secure the same, the said Mauldin Construction Co. has agreed to execute and deliver to the said James G. Wilson, Jr. a certain promissory note in writing of even date herewith, and it has further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That it is the said Mauldin Construction Co.

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said James G. Wilson, Jr., his heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville, lying on the northern side of Gatling Avenue, being known and designated as Lot No. 233 of a subdivision known as Augusta Road Ranches as shown on a plat thereof being recorded in the R. M. C. Office for Greenville County in Plat Book M, at Page 47, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Gatling Avenue, joint front corner of Lots Nos. 233 and 234, said pin being 265.7 feet in a westerly direction from an iron pin at the northwest intersection of Old Augusta Road and Gatling Avenue; and running thence N. 0-13 W. 140 feet to an iron pin, joint rear corner of Lots Nos. 233, 234, 260 and 261; thence N. 89-47 E. 60 feet to an iron pin in the rear line of Lot 202; thence along the rear line of Lots Nos. 202, 203 and 204, S. 0-13 E. 140 feet to an iron pin on the northern side of Gatling Avenue; thence with Gatling Avenue, S. 89-47 W. 60 feet to an iron pin at the beginning corner; being the same property conveyed to the mortgagor corporation by the mortgagee herein by deed of even date to be recorded herewith.

This mortgage is junior and inferior to the lien of that certain mortgage in the sum of \$8,700.00, executed by the mortgagee to Hendley-Morris & Co., Inc. and assigned to Life Insurance Company of Georgia, recorded in Mortgage Book 530, at Page 225.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the same belonging or in any way incident or appertaining, including all heating, plumbing and electrical fixtures, and any other equipment or fixtures now or hereafter attached, connected or fitted in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than household furniture, be considered a part of the realty.

TO HAVE AND TO HOLD, all and singular the said premises unto the said

James G. Wilson, his assigns Heirs and Assigns forever.

And it do hereby bind its successors, and / assigns, heirs and assigns, to warrant and forever defend all and singular the said premises unto the said James G. Wilson, Jr., his assigns, from and against it its assigns, heirs and assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

*Paid in full and satisfied
this 25th day of February 1983
James G. Wilson, Jr.*

*In presence of:
Catherine [unclear]
Ranch [unclear]*

RECORDED AND INDEXED BY RECORDS
8 MAR 01 1983
GABRIEL
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:30 O'CLOCK P.M. NO. 35577