

First-Citizens Bank and
Trust Company
P. O. Box 3028
Greenville, South Carolina 29602
GREENVILLE CO. S. C.

BOOK 1417 PAGE 433

MORTGAGE OF REAL ESTATE, BOOK of 1417, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

OCT 20 3 27 PM '77

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BY S. TANKERSLEY
R.M.C.

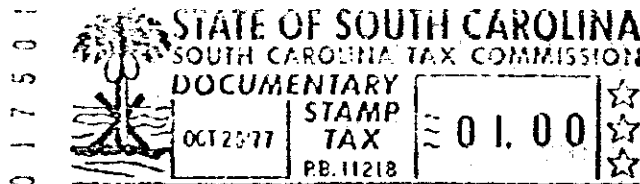
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: John W. Matheny

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto First-Citizens Bank and Trust Company (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

Two thousand five hundred and no/100ths----- DOLLARS (\$ 2,500.00), with interest thereon from date at the rate of Nine per centum per annum, said principal and interest to be repaid: Payable in full on or before ninety (90) day from date. Said sum to include interest at the rate of Nine (9%) percent.



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, in Gantt Township, being known and designated as a tract of land containing 3.26 acres, more or less as shown on a plat entitled "A Survey of a Portion of Property Belonging to Margart Orr" prepared for Douglas Mahaffee by John C. Smith, RLS, dated June 23, 1977 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an old iron pin on the western side of Lamont Lane at the joint corner of the within described property and property of Mildred Orr and William Green and running thence with said Green property, S 20-32 W 288.9 feet to an old iron pin; thence continuing along said Green property, S 86-52 E 140 feet to an old iron pin at the corner of property of Milus Reid; thence with Reid property, S 3-05 W 349.9 feet to an old iron pin at the corner of Dempsey property; thence with Dempsey property, S 79-34 W 264.3 feet to an iron pin; thence continuing with Dempsey property, N 8-13 W 244 feet to an iron pin; thence continuing with Dempsey property, N 21-48 W 141 feet to an old iron pin at the corner of Mildred Orr property; thence with the Orr property, N 47-20 E 466 feet to an old iron pin on Lamont Lane, the point of beginning.

ALSO: The Mortgagor's interest to a perpetual right to use a 20 foot wide right of way leading from Lamont Lane to the above described property granted to him by Mildred H. Orr by deed recorded in the RMC Office for Greenville County in Deed Book _____ at Page _____ on October _____, 1977.

This is the same property conveyed to the Mortgagor herein by deed of Douglas R. Mahaffee dated October 20, 1977 to be recorded herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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