

Mortgagee's address: P. O. Box 10207, Greenville, S.C. 29603

MORTGAGE OF REAL ESTATE—Office of Wyche, Burgess, Freeman & Parham, P.A. Greenville, S. C.

1422 00745

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, ROBERT B. SMITH, (hereinafter referred to as Mortgagor) SEND (S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto A. F. BURGESS (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 - - Fifteen Hundred and no/100 - - - - - DOLLARS (\$ 1500.00) with interest thereon from date at the rate of 9 per centum per annum, said principal and interest to be repaid as follows:

six (6) months from date

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced 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 heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon:

ALL that certain piece, parcel or lot of land situate, lying and being in Austin Township, County of Greenville, State of South Carolina, and being known and designated as Tract No. 1 on plat of property of "Leonard Ray Smith", prepared by T. H. Walker, Jr., Reg. L.S., dated November 24, 1973, and recorded in the R.M.C. Office for Greenville County in Plat Book 5-E, Page 32, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lot 23 and Tract No. 1 on Ridgewood Drive, and running thence along Ridgewood Drive, N. 59-07 E. 210 feet to a point, joint corner of Tract No. 1 and Tract No. 2; thence turning and running along line of Tract No. 2 N. 2-06 W. 236.67 feet to a point; thence turning and running S. 59-07 W. 210 feet to a point in the joint line of Lot 23 and Tract No. 1; thence turning and running S. 2-06 E. 236.67 feet to the beginning corner on Ridgewood Drive, and containing 1.0 acres, more or less.

ALSO ALL that certain piece, parcel or lot of land situate, lying and being in Austin Township, County of Greenville, State of South Carolina, and being known and designated as Tract No. 2 on plat of property of "Leonard Ray Smith", prepared by T. H. Walker, Jr., Reg. L. S., dated November 24, 1973, and recorded in the R.M.C. Office for Greenville County in Plat Book 5-E, Page 32, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Tract No. 2 and other property of Robert B. Smith, which iron pin is approximately 635 feet from the intersection of Ridge Road and Ridgewood Drive, and running thence along the joint line of other property of Robert B. Smith, N. 30-53 W. 380.5 feet to an iron pin, joint corner of other property of Robert B. Smith; thence turning and running along line of Tract No. 2, S. 59-07 W. 236 feet, more or less, to a stake in the line of property now or formerly belonging to Susie P. Cureton; thence turning and running along the line of property now or formerly of Susie P. Cureton and property now or formerly belonging to Theodore Tolbert, S. 2-06 E. 197.46 feet to a point in the joint line of Lot 23 and Tract No. 1;

(continued on back page)

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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