

FILED
GREENVILLE CO. S. C.

BOOK 1434 PAGE 896

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

JUN 12 11 26 AM '78
TANKERSLEY
S.C.

To All Whom These Presents May Concern:

WHEREAS, Fred Douglas Chapman,

hereinafter called the mortgagor(s), is (are) well and truly indebted to Bayne Heating & Air Conditioning, Inc., hereinafter called the mortgagee(s), in the full and just sum of Two Thousand Seven Hundred Eighty-one & 20/100----- (\$2,781.20) Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows: commencing June 10, 1978, at the rate of \$400.00 per month for six (6) months, with the entire balance (principal and interest) due December 10, 1978,

with interest from June 10, 1978, at the rate of six (6) per centum per annum until paid; interest to be computed and paid monthly out of each scheduled payment and if unpaid when due to bear interest at the same rate as principal until paid, and the mortgagor(s) has (have) further promised and agreed to pay a reasonable 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 the said mortgagor(s) 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 the mortgagor(s) 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 to grant, bargain, sell and release unto the said mortgagee(s) the following described real property:

ALL that certain piece, parcel or lot of land, situate and being in the City of Greenville, County of Greenville, State of South Carolina, with the improvements thereon and to be erected thereon as shown on a Plat of Property of Fred D. Chapman, located in the City of Greenville, dated February 27, 1965 by Ethan C. Allen, Registered Surveyor, as noted in Plat Book SSS, at Page 188, Office of the RMC for Greenville County, shown as Part "B" and being more particularly described as follows:

BEGINNING at an iron pin on Dime Street, joint corner of a division of property known as Part "A", and running thence along Dime Street North 81-40 East 50.0 feet to an X in wall; thence South 0-57 West 102.0 feet to an old iron pin; thence South 81-40 West 37.0 feet to an iron pin; thence along a line of Division, North 7-25 West 101.0 to the point of beginning.

ALSO:

ALL that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, with the improvements thereon and to be erected thereon as shown in a Plat of Property of Fred D. Chapman located in the City of Greenville, dated February 27, 1975 by Ethan C. Allen, Registered Surveyor as noted in Plat Book SSS at Page 188, Office of the RMC for Greenville County, shown as Part "A" and being more particularly described as follows:

BEGINNING at an old iron pin as shown on the Plat at Rebecca Street and Dime Street and running thence North 81-40 East 37.5 feet to an iron pin; thence South 7-25 East 101.0 feet along line of Division of property upon which is located a building on the corner extending almost to the rear line and a Lot on which is a residential property with back yard, to an iron pin thence South 81-40 West 50.5 feet to an old iron pin at Rebecca Street; thence North 0-57 East 102.0 feet along Rebecca Street (First Avenue) to an old iron pin, the point of beginning.

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