

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE }

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BOOK 1481 PAGE 122

MORTGAGE OF REAL ESTATE
ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, RONALD STEPHEN ATWOOD AND SHARLENE T. ATWOOD

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK & 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 Three Thousand Seven Hundred Sixty-Three and 68/100----

Dollars (\$ 3,763.68) due and payable

in monthly installments beginning on the 1st of September, 1979 and continuing in the specified amounts according to the promissory note of even date herewith,

with interest thereon from _____ date _____ at the rate as per _____ per centum per annum, to be paid: with the _____ promissory note _____ principal.

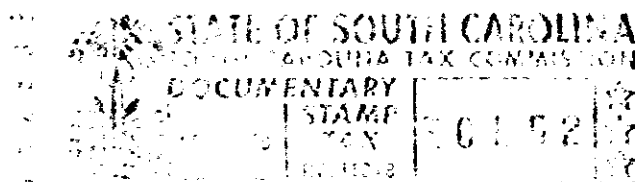
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, Fairview Township, on the northern side of McKelvy Road, comprising 3.16 acres, more or less, as shown on a plat of the property of Nancy T. Benjamin made by T. H. Walker, Jr., RLS, dated April 14, 1978, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of McKelvy Road and running thence S. 20-54 E. 20.1 feet to an iron pin on the southern side of McKelvy Road; thence continuing S. 20-54 E. 270.31 feet to an iron pin; thence S. 62-11 W. 459.55 feet to an iron pin; thence N. 23-36 W. 158 feet to an iron pin; thence N. 06-02 E. 231 feet to an iron pin on the southern side of McKelvy Road; thence continuing N. 06-02 E. 21.32 feet to an iron pin in the center of McKelvy Road; thence running with said McKelvy Road N. 75-10 E. 361.04 feet to the iron pin at the point of beginning.

The above-described property is the same acquired by the Mortgagors by deed from Nancy T. Benjamin, dated Sept. 5, 1979, to be recorded herewith.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all 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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