MORTGAGE OF REAL ESTATE

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20. S. CONTGAGE OF REAL ESTATE OONNIE NO. S. C. WHOM THENE PRESENTS MAY CONCERN

WHEREAS, LANNY C. KEMP

thereinafter referred to as Mortgagor) is well and truly indebted unto DONNA L. KEMP

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date here with the terms of which are incorporated herein by reference, in the sum of Ten Thousand Five Hundred Thirty-Two and 39/100-----

one year from date hereof

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 Mortgagoe 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 (53.00) to the Mortgage r in hand well and tody paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, borg and, sold and released, and by these presents does grant, bargain, self and release unto the Mortzacce, 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 Carelina, County of Greenville, in Highland Township, lying about 250 feet southeast of State Highway No. 14 and about ten miles north of the City of Greer, being shown as Lot No. 2 on a plat made for A. B. Kemp by W. N. Willis, Engineers, dated February 29, 1968, which plat is to be recorded herewith and having the following courses and distances:

BEGINNING on an iron pin near the back corner of mortgagor's other property, and runs thence with the line of mortgagor's other property S. 41-25 W. 189 feet to an iron pin; thence S. 42-30 E. 147 feet to an iron pin; thence N. 52-30 E. 135 feet to an iron pin; joint rear corner of Lots Nos. 2 and 3; thence with the common line of Lots Nos. 2 and 3, N. 27-20 W. 187 feet to the beginning, containing 60/100 of an acre, more or less.

Derivation: A. B. Kemp, Deed Book 908, Page 223, recorded February 9, 1971.

ALSO: ALL that certain lot of land, in Greenville County, S. C., containing 1.2 acres, more or less.

BEGINNING on nail certer line S. C. Highway No. 14 on Louie R. Kemp corner running thence S. 56-10 E. passing iron pin at 25ft., 240 ft. to old iron pin; thence S. 42-26 W. 191.4 ft. to iron pin; thence N. 61-50 W. 273.4 ft to center line of said highway, iron pin at S. 61-50 E. 35 ft.; thence with same N. 49-27 E. 224.8 to the beginning.

Perivation: A. B. Kemp, Deed Book 806, Page 631, recorded September 29, 1966.

MORTGAGEE'S MAILING ADDRESS: 37 Villa Road, Suite 103 Greenville, S. C. 29615

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DOCUMENTARY 1

Together with all and singular rights, members, hereditiments, and appartenances to the same belonging in any way incident or appertining, and all of the rents, issues, and profits which may arise or be bad therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter Spind household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises. assiched, connected, or fitted thereto in any minimer; it being the institution of the parties hereto that all s ch fixtures and equipment, other than the

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagore, its heirs, success or and assigns, forever,

The Mortgagor covenants that it is lawfully serzed of the premises betternabeve described in one simple absolute, that it has good right and is lawfully authorized to self, convey or encumber the smae, and that the promises are free miles in of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and brever defend all and singular the said premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomseever Liwfully claiming the same or any part thereof

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