

Hunter Bridge Road
STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
NOV 19 10 50 AM '79
S. STANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

1483 843

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WE, CARL W. REHLING AND PATRICIA A. REHLING

(hereinafter referred to as Mortgagor) is well and truly indebted unto **WILLIAM F. KING**

(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

SIX THOUSAND, NINETY AND NO/100----- Dollars \$ 6,090.00 due and payable

on March 1, 1980

with interest thereon from date at the rate of 12 per centum per annum, to be paid: at maturity

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 as follows:

ALL that certain piece, parcel or tract of land, located, lying and being in the County of Greenville, State of South Carolina, containing 13.69 acres, more or less, as shown on survey entitled "Property of Gilder Creek Properties" dated October 13, 1977, revised November 4, 1977, prepared by Freeland and Associates and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of the within tract and a tract containing 17.68 acres, more or less, property now or formerly of Robert L. Bell and Marian C. Bell and running thence along the joint line of said tracts, 1,016.72 feet to an iron pin on or near the southern edge of Gilders Creek; thence along said creek the center line of which is the property line, the following traverses and distances: N. 85-29 E. 110.56 feet; S. 36-47 E. 236.50 feet; N. 85-31 E. 182.09 feet; N. 87-25 E. 39.96 feet; N. 56-02 E. 2616 feet; S 45-24 E. 133.15 feet; S. 18-22 E. 105.56 feet; S. 09-45 W. 108.73 feet; S. 08-14 E. 94.57 feet; S. 19-31 W. 129.16 feet; S. 04-48 W. 133.59 feet; S. 14-36 W. 109.65 feet and S. 10-13 W. 158.42 feet to an iron pin in the line of property now or formerly of Gilder Creek Properties Joint Venture; thence S. 75-18 W. 478.21 feet to an iron pin, the point and place of BEGINNING.

This is the identical lot of land conveyed the Mortgagors herein by Walter L. Patton and Marilyn W. Patton by deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1086, at Page 829, on September 6, 1979.

The Mortgagee agrees to release from the lien constituted by this mortgage one five (5) acre tract, more or less, which the Mortgagors anticipate deeding.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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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