

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
CO. S. C.
TO ALL WHOM THESE PRESENTS MAY CONCERN:
1980 2 21 PM '80

WHEREAS, We, Luther Thomas Blankinsley and Tommie F. Blankinsley

(hereinafter referred to as Mortgagor) is well and truly indebted unto William L. Henderson and Helen L. Henderson, 110 Henderson Avenue, Greenville, South Carolina

(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

----- TWO Thousand and no/100----- Dollars (\$ 2,000) due and payable

with interest thereon from date at the rate of 12 per centum per annum, to be paid: monthly installments of One Hundred (\$100.00) dollars beginning March 2, 1980.

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, the Mortgagee's heirs, 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,

Beginning at a point in the center of Henderson Avenue at its north-eastern point of intersection with Fork Shoals Road, and running thence with the center line of Henderson Avenue, N. 82-40 E. 556.8 feet to a nail and cap in the center of Henderson Avenue; thence S. 36-22 E. 28.6 feet to an iron pin on the eastern edge of Henderson Avenue; thence with the joint line with Lots 5 and 6, and crossing a Duke Power right of way, S. 36-22 E. 762.2 feet to the northern edge of Fork Shoals Road; thence with the northern edge of Fork Shoals Road, N. 61-23 W. 698.4 feet; thence continuing with the northern edge of Fork Shoals Road, N. 60-29 W. 129.8 feet to its northeastern point of intersection with Henderson Avenue; thence N. 59-43 W. 10.9 feet to the point of beginning.

By agreement between the parties, this is a portion of that property conveyed to Henderson by deed of Chiles, dated November 19, 1909, and recorded February 19, 1910, in Greenville County Deed Book 5 at Page 694. This being the same property conveyed to Blankinsley by deed of Henderson dated June 29, 1977 in Greenville County Deed Book 1059 at Page 521.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
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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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