

Mortgagee's mailing address: Post Office Box 8611
Greenville, S. C. 29604

BOOK 1515 PAGE 847

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
SEP 19 2 59 PM '80

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, James E. Howard and Wanda H. Howard--

(hereinafter referred to as Mortgagor) is well and truly indebted unto Greenville Educators Federal Credit Union

(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

Five Thousand Five Hundred and No/100
August 31, 1985

Dollars (\$ 5,500.00) due and payable

with interest thereon from Sept. 15, 1980 at the rate of --15%-- per centum per annum to be paid: In sixty (60) equal monthly installments of One Hundred Thirty and 84/100 Dollars (\$130.84) commencing on September 30, 1980 and payable on the last day of each succeeding month until paid in full.

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:

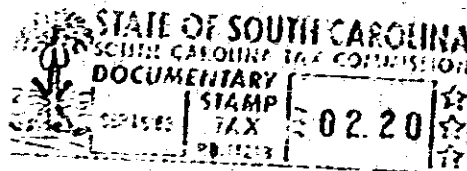
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the Town of Travelers Rest and designated as Lot No. 3 of Laurel Hills Subdivision according to a plat of Laurel Hills, Property of J. L. Rogers Engineering Co. prepared by C. O. Riddle R.L.S. in November, 1979 and recorded in the R.M.C. Office for the County and State aforesaid in Plat Book 7-U at page 1 and having according to said plat the following metes and bounds to wit:

BEGINNING at the joint front corner of Lot Nos. 3 and 4 on Laurel Court and running thence with the joint line of said Lots N. 52-00 E. 372.5 feet to the joint rear corner of said Lots on the line of property now or formerly owned by Claude E. Belcher; thence with the joint line of said Belcher (or formerly) S. 30-30 E. 247.1 feet to the joint rear corner of Lot Nos. 2 and 3; thence with the joint line of Lot Nos. 2 and 3 S. 52-00 W. 340.3 feet to the joint front corner of Lot Nos. 2 and 3 on Laurel Court; thence with Laurel Court N. 38-00 W. 245 feet to the beginning corner, containing two (2) acres, more or less.

This is the same property conveyed to the Mortgagors herein by deed of J. L. Rogers Engineering Co., Inc. dated September 15, 1980 and to be recorded simultaneously herewith.

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Together with all and singular rights, interests, 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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