

PO Box 499

MARIETTA, S.C. 29667 FILED CO. S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

OCT 28 3 12 PM '80 MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
DONNIE TANDERSLEY
R.M.C.

WHEREAS, LINDA SUE C. KINDLEY

(hereinafter referred to as Mortgagor) is well and truly indebted unto M. SUE COX

(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 AND NO/100

Dollars (\$ 5,000.00) due and payable

with interest thereon from at the rate of NONE per centum per annum, to be paid:

per terms of note of even date

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, containing 8.13 acres, more or less, situate, lying and being on the western side of Hart Cut Road (formerly known as Marietta Road), as shown on a plat dated November 16, 1979, prepared by Terry T. Dill, entitled "Plat of Property of Linda Sue C. Kindley, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7-S at page 72, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin in Hart Cut Road, and running thence with the line of property now or formerly of Waddell N. 77-00 W. 850 feet to an iron pin in the line of other property of Mattie Sue M. Cox; thence with the line of the said other property of Mattie Sue M. Cox N. 06-24 E. 240 feet to an iron pin; thence continuing with the line of the said other property of Mattie Sue M. Cox S. 77-00 E. 850 feet to an iron pin in Hart Cut Road; thence with Hart Cut Road S. 06-24 W. 420 feet to the point of beginning.

This is the same property conveyed to the mortgagor herein by deed of Mattie Sue M. Cox dated December 5, 1979 and recorded in the RMC Office of Greenville County in Deed Book 1116 at page 944.

5019 0029 80 711

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
\$ 02.00

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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.