

45 Libeck Camp.  
W. Hampton Blvd.  
Greenville, S.C.  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

BOOK 1522 PAGE 572

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED  
CO. S. C.  
OCT 28 1 33 PM '80  
DONNIE S. LANKERSPLAY

WHEREAS, KENNETH E. BUTZ AND DOROTHY L. BUTZ

(hereinafter referred to as Mortgagor) is well and truly indebted unto JOHN L. SLOAN

(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 -----

FIFTEEN THOUSAND AND NO/100THS-----Dollars (\$15,000.00-----) due and payable

IN FULL SIX (6) MONTHS FROM THE DATE HEREOF, WITHOUT INTEREST.

with interest thereon from \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum, to be paid:

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, Cleveland Township, containing 40 acres, more or less, and having the following metes and bounds:

BEGINNING at a point in the center of Oil Camp Creek at the Western boundary of a tract deeded by Hart Valley Ranch, Inc. to John L. Sloan by deed dated June 20, 1974, and recorded in the RMC Office for Greenville County in Vol. 1001 at Page 543 and running with such boundary S. 29 E. 1460 feet to a point; thence N. 61 E. 1188 feet to a point; thence N. 29 W. 1480 feet to a point in the center of Oil Camp Creek at the joint corner of Lots 20 and 21 of a subdivision known as Hart Valley Haven, a plat of which is recorded in the RMC Office of Greenville County in Plat Book EE at Page 137; and running WESTERLY along the center of Oil Camp Creek 1200 feet, more or less, to the point of beginning.

THIS being the same property conveyed to the Grantor herein by a certain deed of Lucille M. Hinson dated October 28, 1980, and thereafter filed in the RMC Office for Greenville County on October 29<sup>th</sup>, 1980, in Deed Book 1136 at Page 362.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
DOCUMENTARY  
STAMP  
\$ 08.00

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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.

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