

Mortgagees address:
Z Mauldin Manufacturing
Box 3992, Park Place, Greenville, SC 29608
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

FILED
NOV 14 3 33 PM '80
GREENVILLE S.C.
SHERIFF'S OFFICE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

W, R, MAULDIN

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto J. H. MAULDIN

(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/100

-----DOLLARS (\$15,000.00),
~~with interest thereon from the date of the making hereof to the date of payment thereof~~ said principal ~~with interest~~ to be repaid: six (6) months from date.

RECORDED
DOCUMENTARY
NOV 14 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, 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, being shown on plat thereof entitled "Property of J. H. Mauldin" prepared by Clifford C. Jones, R.L.S. #1144, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of creek 104.5' northwest of a point on Charing Cross Road and running thence N. 43-00 W. 762.8'; thence S. 30-30 W. 239.0' to an iron pin in center of creek; thence with center of creek as property line the following courses and distances: S. 31-19 E. 20.1' to an iron pin; S. 54-02 E. 179.3' to an iron pin; S. 9-23 W. 329.8' to an iron pin; S. 32-30 W. 167.7' to an iron pin; S. 18-00 W. 100.0' to an iron pin; S. 4-23 E. 38.8' to an iron pin; S. 34-12 E. 147.4' to an iron pin; S. 40-46 E. 106.0' to an iron pin; S. 46-48 E. 126.6' to an iron pin; S. 50-37 E. 100.0' to an iron pin; N. 88-21 E. 100.0' to an iron pin; N. 81-42 E. 170.5' to an iron pin; N. 43-36 E. 137.4' to an iron pin; N. 24-12 E. 91.0' to an iron pin; N. 0-29 W. 163.7' to an iron pin; N. 7-41 E. 137.3' to an iron pin; N. 4-16 E. 107.9' to an iron pin; N. 35-47 E. 129.3' to beginning corner.

ALSO: ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, containing 6.89 acres, more or less, as is shown on a plat prepared by J. Earl Freeman, dated January 14, 1938 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Rutherford Road at the corner of lands formerly of W. S. Edwards and running thence with the line of said property, S. 57-1/2 E. 15 chains (990') to a point; running thence
(Continued on back)

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

GCTO --- NC1480 634

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[Signature]

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