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MORTGAGE OF REALEBSTATE -

GREENS OF CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

AFR 17 12 21 PH 'MORTGAGE OF REAL ESTATE

DONNIE S. TANK TR SLEYHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Sanford Dale Perry

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Vickie C. Perry

(hereinalter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated

WHEREAS, the Mortgagor may bereafter become indebted to the said Mortgagoe 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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, 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

ALL that piece, parcel or lot of land situate, lying and being in Green-ville County, South Carolina, on the northwestern side of Brockman Avenue, and being more fully described according to a plat of "Property of Mrs. G.W. Greene" recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book II at page 129, as follows:

BEGINNING at an iron pin on the northwestern edge of Brockman Avenue at the joint front corner of the property herein conveyed and other property shown on said plat, and running thence along the line of other property shown on said plat, N. 65-15 W. 147.8 feet to an iron pin; thence S. 33-46 W. 57 feet to an iron pin; thence S. 56-14 E. 83.5 feet to an iron pin; thence S. 21-58 W. 34.7 feet to an old iron pin; thence S. 62-20 E. 148.7 feet to an iron pin on the northwest edge of Brockman Avenue; thence along the northwestern edge of Brockman Avenue, N. 10-30 E. 107.4 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of Vickie C. Perry, dated March 24, 1981 and recorded simultaneously herewith.

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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 such 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 heireinabove described in ree 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 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.

Greenville office supply co/inc

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