

MORTGAGEE'S ADDRESS: 312 Pine Road, Taylors, S.C. 29687

BOOK 1543 PAGE 843

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 11 1 25 PM '81
TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, DAVID C. HEASTON

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

(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

ONE THOUSAND AND NO/100 ----- Dollars (\$ 1,000.00) due and payable

due and payable in full on June 1, 1982

with interest thereon from date at the rate of 17% per centum per annum, to be paid:
monthly beginning July 1, 1981 (\$14.17)

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:

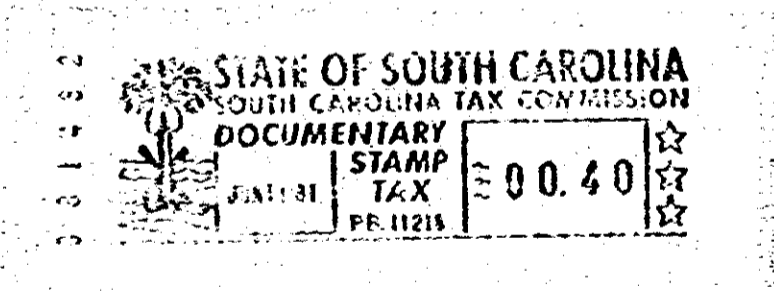
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, shown and designated as Lot 4 on a plat of Oak Hill, Section A, recorded in the R.M.C. Office for Greenville County in Plat Book MM at Page 29, said lot having a frontage of 75 feet on the northwestern side of Good Street, a parallel depth of 150 feet and rear width of 75 feet.

This is the same property conveyed to the mortgagor by deed of David Redding dated June 5, 1981 and recorded June 8, 1981.

This mortgage is junior to those certain mortgages given to The Lomas and Nettleton Company dated October 27, 1972 in the original amount of \$16,100.00 and to Perpetual Federal Savings and Loan Association dated June 5, 1981 in the original amount of \$10,000.00.

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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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