

MORTGAGE OF REAL ESTATE—Offices of WILLIAMS & HENRY, ATTORNEYS AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

JIMMY L. STEPHENS '81

DONNA S. TANKERSLEY

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

Home Lumber Company, Inc.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in
corporated herein by reference, in the sum of

Fourteen Thousand Two Hundred Seventy and 15/100----- Dollars (\$14,270.15) to be paid
in the following manner: \$4,756.72 plus interest shall be paid on January 1, 1982, and a like amount, plus interest,
shall be paid on the same date in each succeeding month thereafter until the aforesaid
indebtedness, together with interest, shall be paid in full; all payments to be applied
first to interest, the balance if any, to be applied to principal. Due and payable

interest thereon from date at the rate of 1-1/2 per centum per month

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, the Mortgagee's heirs, 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

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville
County, South Carolina, on the northern side of Stonehenge Court, being known and
designated as Lot 10 and a portion of Lot 9 of Windsor Oaks, Section 1, plat of which
is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 7-
C, at Page 8, and having, according to a more recent plat entitled "Property of Jimmy
L. Stephens" made by Freeland & Associates, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Stonehenge Court at the joint front
corner of Lots 10 and 11 and running thence with the common line of said lots N. 46-24
W. 124.87 feet to an iron pin; thence N. 63-20 E. 147 feet to an iron pin at the joint
rear corner of Lots 9 and 10; thence in a new line through Lot 9, S. 30-06 E. 169.9 feet
to an iron pin on the northern side of Stonehenge Court; thence along Stonehenge Court
S. 31-19 W. 35.4 feet to an iron pin; thence continuing along said Court N. 76-35 W. 23.8
feet to an iron pin; thence with the curve of said Court, the chord of which is N. 46-
35 W. 50 feet to an iron pin; thence continuing with the curve of said Court, the chord
of which is S. 73-25 W. 50 feet to an iron pin, the point of beginning.

Lot 10 is the identical property conveyed to the Mortgagor herein by deed of Windsor
Group, Inc., dated November 11, 1981, which said deed is recorded at the R.M.C. Office
for Greenville, County, South Carolina, in Deed Book 1158, at Page 210.

The portion of Lot 9 was conveyed to the Mortgagor herein by deed of Jerry T. Alexander
and Sarah G. Alexander dated May 19, 1981, and which is recorded at the R.M.C. Office
for Greenville County, South Carolina, in Deed Book 1158, at Page 211.

STATE OF SOUTH CAROLINA
RECORDED BY EXCELSIOR
DOCUMENTARY
STAMP
DEC 4 1981
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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-
taining, 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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