

Mortgagee's address: 3312 The Lookout, Seabrook Island, Charleston, S. C. 29412

MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S.C. **BOOK 1571 PAGE 519**

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 1 10 55 AM '82
DONN... BERSLEY
R.M.C.

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

WHEREAS, RICHARD L. FEW

(hereinafter referred to as Mortgagor) is well and truly indebted unto JOHN T. FOUKE AND VIRGINIA B. FOUKE

(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

Seventy-six Thousand and 00/100-----Dollars (\$ 76,000.00) due and payable

with interest in accordance with the terms and provisions of said promissory note the maturity date of which, unless sooner paid, is June 1, 1986; said payments to be applied first to interest and the balance to principal.

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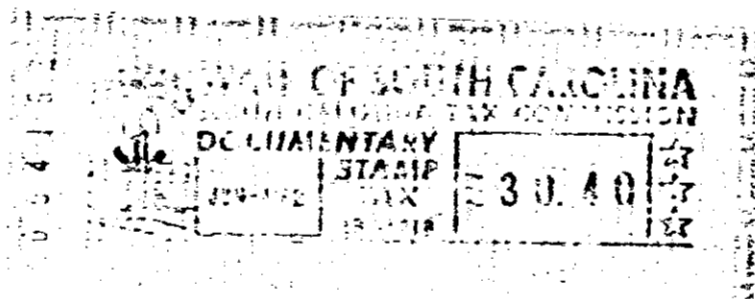
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WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 Greenville, being known and designated as Unit No. 175 of Inglewood Horizontal Property Regime, as is more fully described in Master Deed, dated October 1, 1974, and recorded in the RMC Office for Greenville County in Deed Volume 1008, at page 69, and survey and plat plan recorded in Plat Book 5-F, at page 79. This mortgage is made subject to any restrictions or easements that may appear of record, and on the recorded plat(s), or on the premises, and is further subject to the terms of the aforesaid Master Deed.

This is the same property conveyed to the Mortgagor herein by deed of John T. Fouke and Virginia B. Fouke, dated June 1, 1982, and recorded on June 1, 1982, in the RMC Office for Greenville County in Deed Book 1167, at page 821.



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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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