

P.O. Box 5473  
Saville, 29606

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
CO. S. C.  
OCT 20 3 42 PM '82

MORTGAGE OF REAL ESTATE

BOOK 1583 PAGE 552

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY  
R.H.C

WHEREAS, EQUATRADE, INC.

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

(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 FOURTEEN THOUSAND AND NO/100THS

-----Dollars (\$ 14,000.00 ) due and payable

pursuant to the terms of a promissory note given this date, with interest as provided therein, and maturing April 11, 1983.

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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, 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, Chick Springs Township, about two miles West of Greer, of the Southeast side of U. S. Super Highway No. 29, and being shown and designated as Lots Nos. 1 and 2 on a survey entitled "Property of G. B. and Willie Mae Harrill," dated October 14, 1959, by H. S. Brockman, Surveyor, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the right of way of U.S. Highway 29, joint front corner with property now or formerly of T. D. Elmore, and running thence S. 32-33 E. 92.3 feet to an old iron pin; thence S. 24-23 E. 145.1 feet to an old iron pin; thence N. 66-47 E. 148.4 feet to an old iron pin; thence N. 23-54 W. 208.6 feet to an old iron pin on the right of way of U.S. Highway 29; thence along and with said right of way S. 67-30 W. 150.9 feet to an iron pin; thence N. 22-30 W. 25 feet to an iron pin; thence S. 67-30 W. 13 feet to the point of beginning.

This being the same property conveyed to grantors in deed book 963 at page 623, *G. B. Harrill et al 12-29-72.*

STATE OF SOUTH CAROLINA  
CAROLINA TAX COMMISSION  
DOCUMENTARY STAMP  
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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.

4. 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 fully 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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