

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.
FILED
JAN 7 11 03 AM '83
DONNIE TANNERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Larry E. Turner and Catherine W. Turner

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lloyd W. Gilstrap

(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

****Eighteen Thousand and No/100----- Dollars (\$ 18,000.00) due and payable
One hundred Ninety Eight and 21/100---(\$198.21) on the first day of each
and every month hereafter until paid in full; payments to begin December 27,
1982; payments to be applied first to interest, balance to principal;

with interest thereon from date at the rate of twelve per centum per annum, to be paid: monthly

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, on the Western side of Briarcliffe Drive, formerly Park Street, near the city of Greenville, being shown as Lot No. 25 on Tract No. 1 of Overbrook Land Company, made by R. E. Dalton in June 1924, recorded in Plat Book K, at Page 59, and according to said Plat and a recent survey, is described as follows:

BEGINNING at a stake on the Western side of Briarcliffe Drive, 969.1 feet South from the Old Spartanburg Road, at corner of Lot No. 26 and running thence with the line of said Lot, S. 65-33 W. 180 feet to a stake; thence S. 24-27 E. 60 feet to a stake at corner of Lot No. 24; thence with the line of said Lot, N. 65-33 E. 180 feet to a stake on Briarcliffe Drive; thence with the Western side of Briarcliffe Drive, N. 24-27 W. 60 feet to the beginning corner.

Being the same property conveyed to the mortgagor by Lloyd W. Gilstrap by deed dated December 17, 1982 and recorded in Book 1180 Page 472, on January 7, 1983.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
JAN 7 83
FF 11218
05.00

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
JAN 7 83
FF 11218
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SCOT
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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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