

STATE OF SOUTH CAROLINA
COUNTY OF

FEB 11 10 29 AM '83

JOHNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WILLIAM R. THOMPSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK & TRUST COMPANY

(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 Seven Thousand , Nine Hundred, Thirty-eight and 95/100-----Dollars (\$ 7,938.95) due and payable

ACCORDING TO TERMS AS SETFORTH IN PROMISSORY NOTE OF EVEN DATE.

with interest thereon from date at the rate of 16.00% 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 Holiday Ford Road, in Oaklawn Town-

ship, and having, according to a plat of property of the W. D. Thompson Estate, by Robert D. Garrison, RLS, dated May 15, 1982, and recorded in the RMC Office for Greenville County in Plat Book 9-A at Page 59, and being shown as the middle lot therein, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the middle of Holiday Ford Road at the joint corner of the southeastern lot as shown on the aforesaid plat and running thence S. 47-48 W. 28.7 feet to an iron pin on the southern side of said Road, and continuing S. 47-48 W. 435.55 feet to an iron pin; thence N. 30-52 W. 269.4 feet to an iron pin; thence N. 50-54 E. 433.6 feet to an iron pin on the southern side of the aforesaid Road; thence continuing N. 50-54 E. 35.8 feet to a nail and cap in the middle of said Road, at the joint corner of the northwestern lot as shown on the aforesaid plat; thence along the middle of Holiday Ford Road, S. 30-23 E. 245.86 feet to the point of beginning, and containing 2.5 acres, more or less.

This being the same Property conveyed to the mortgagor herein by deed from Gary Mills Thompson recorded in deed Book 1182 at Page 410 recorded Feb. 11, 1983.

GREENVILLE SOUTH CAROLINA
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 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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