

FILED
GREENVILLE

39. 1610 4829

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

} JUN 8 10 27 AM '83 MORTGAGE OF REAL ESTATE
DONNIE TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, RODNEY F. ADAMS

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

J. H. FUTCH

(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

FIFTEEN THOUSAND AND NO/100-----Dollars (\$ 15,000.00) due and payable

IN ACCORDANCE WITH THE TERMS OF THE NOTE OF EVEN DATE
HEREWITH FOR WHICH THIS MORTGAGE STANDS AS SECURITY

with interest thereon from date at the rate of 8% 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 southerly side of the Easley Highway, near the City of Greenville, and being shown as Lots 1, 2 and 3 on the plat of the property of Perry Woods as recorded in the RMC Office for Greenville County, S. C. in Plat Book J at Pge 43, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly corner of property now or formerly of Sloan, and running thence S. 64-0 W. 214 feet with the northerly line of Sloan property to an iron pin at the northwesterly corner of said Sloan property; thence N. 11-50 W. 184.5 feet to an iron pin on the southerly side of said highway; thence along the southerly side of said highway N. 88-44 E. 195 feet to an iron pin; thence S. 20-20 E. 110.9 feet to the beginning corner.

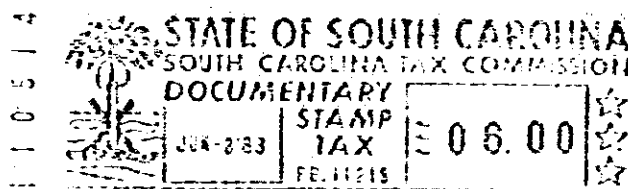
THIS is the same property conveyed to the Mortgagor herein by deed of Nettie S. Woods, dated October 19, 1982 and recorded October 20, 1982 in the RMC Office for Greenville County in Deed Book 1175 at Page 965.

THIS mortgage is junior in lien to that certain mortgage in favor of Nettie S. Woods, dated October 18, 1982 and recorded October 20, 1982 in the RMC Office for Greenville County in REM Book 1583 at Page 582 in the amount of \$7,250.00.

Mortgagee's Address:

609 Welcome Ave. Ext.
Greenville, S.C. 29611

SC10 3 JUN 883 051



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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