

Grantee's Address: Rt. 7, Easley, S.C. 29640

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

AUG 21 2 05 PM '83

WHEREAS, Mark K. Stewart and James R. Clardy

hereinafter referred to as Mortgagor, is well and truly indebted unto W.H. Von Hollen

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 Six Thousand and no/100-----

Dollars \$ 6,000.00 due and payable

as per the terms of that promissory note dated August 24, 1983

with interest thereon from date at the rate of 14% per annum 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

ALL that piece, parcel or lot of land situate in the City of Greenville, State of South Carolina, County of Greenville, being known and designated as Lot No. 35 of Hillside Heights according to a plat recorded in the RMC Office for Greenville County in Plat Book F at Page 100 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at locust on the west side of Hillside Drive and running thence N. 71-50 W. 121.5 feet to an iron pipe on line of Tract 4 of Overbrook Land Co., thence S. 8-60 W. 101.55 feet to an iron pipe; thence S. 71-50 E. 103.9 feet to an iron pipe on the west side of Hillside Drive N. 18-10 E. 100 feet to the beginning corner.

This being the same property conveyed to the mortgagors herein by deed of D.J. Hannon as recorded in Deed Book 1079 at Page 709 - May 23, 1978

THIS IS A SECOND MORTGAGE

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagee covenants to him or his lawful assigns 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 sing. on the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons, whomever lawfully claiming the same or any part thereof.

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