

MORTGAGEE'S ADDRESS:
5700 Lost Forest Drive
Houston, Texas 77092

30: 1322 970

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE
AUG 26 3 22 PM '83
JONNIE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, E. EARL CRAVENS, JR., BETTY L. CRAVENS AND GRACE P. SATTERFIELD

(hereinafter referred to as Mortgagor) is well and truly indebted unto ARTHUR B. CRAIG AND BARBARA B. CRAIG

(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 THREE THOUSAND FIVE HUNDRED AND NO/100-----

-----Dollars (\$ 3,500.00) due and payable

IN FULL on or before September 1, 1984.

with interest thereon from August 26th, 1983 at the rate of 10- per centum per annum, to be paid: AS SET
OUT ABOVE.

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

ALL that certain piece, parcel or lot of land, situate, lying and being on the northwestern side of Perry Road, in the County of Greenville, State of South Carolina, being shown and designated as Lot 23 on a plat of Property of Ethel Y. Perry Est. recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book R, Page 102, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Perry Road, joint front corner of Lots 23 and 24, and running thence along the common line of said Lots N. 47-0 W. 131 feet to an iron pin; thence running N. 43-0 E. 60 feet to an iron pin; thence running along the common line of Lots 22 and 23 S. 47-0 E. 131 feet to an iron pin on the northwestern side of Perry Road; thence along the said Perry Road S. 43-0 W. 60 feet to an iron pin, the point of beginning.

Derivation: Deed Book 1195, Page 162 - Arthur B. Craig 8/26/83

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 Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

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