

MORTGAGE OF REAL ESTATE

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

OR 9 31 PM '84

WHEREAS, Cheryl Ann Packard, Charles L. Packard, III, Jeffrey T. Packard
and Robert E. Baker
(hereinafter referred to as Mortgagor) is well and truly indebted unto Ira W. Moore

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the sum of Fifty One Thousand Nine Hundred Fifty and No/100-----

Dollars (\$ 51,950.00) due and payable

AS STATED IN NOTE OF EVEN DATE.

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

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, the Mortgagee's heirs, 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, being shown as 19.67 acres, more or less, on plat of
Property of Abner McJunkin Estate, made by J.C. Hill, Surveyor, on November 23, 1965, and being
further described as follows:

BEGINNING at an iron pin in line of property now or formerly known as Fortner Property and
running thence with line of said property, N. 71-50 E. 1,104 feet, more or less, to an iron
pin; thence S. 15 E. 1,483 feet to a stone; thence N. 88-30 W. 100 feet to an old stone; thence
N. 50-45 W. 1,688 feet to the beginning corner.

ALSO: ALL that certain piece, parcel or tract of land, situate, lying and being in the
County of Greenville, State of South Carolina, containing 19.67 acres, more or less, and being
shown on plat entitled "Property of Abner McJunkin Est.", dated November 23, 1965, prepared
by J. C. Hill, and having metes and bounds as follows:

BEGINNING at a stone, said stone being the southeasternmost corner of the A.B. McJunkin, Jr.
tract, and running thence with the line of property of said A.B. McJunkin, Jr., N. 15 W. 1,017
feet to an iron pin; thence N. 71-50 E. 621 feet to a stone in or near Hog Branch; thence with
Hog Branch as the line running in a southerly direction 1,250 feet, more or less, to a stone in
or near said Hog Branch; thence N. 88-30 W. 871 feet to the point of beginning.

ALSO: ALL that certain piece, parcel or tract of land situate, lying and being in the State of
South Carolina, County of Greenville, Cleveland Township, containing 27 acres, more or less,
as shown on a plat thereof prepared by J. C. Hill, December 5, 1956, and recorded in the RMC
Office for Greenville County in Plat Book BBB at Page 19, and having, according to said plat,
the following metes and bounds, to-wit:

BEGINNING at a stone in line of property now or formerly of Lula Owens and Robinson, and
running thence with the Owens line, N. 2-30 E. 1,165 feet to a stone; thence S. 88-30 E.
871 feet to a point in the center of Hog Branch; thence down and with the center of said
branch as the line, 1330 feet, more or less, to a point in line of property now or formerly
of Robinson; thence with the Robinson line, N. 82-30 W. 417 feet to a stone; thence S. 84 W.
223 feet to a point; thence N. 43-45 W. 137.3 feet to a stone; thence S. 74-50 W. 160 feet to
the point of beginning.

LESS, HOWEVER: One (1) acre which was reserved in the Will of Joseph McJunkin for graveyard
purposes.

ALSO: ALL that piece, parcel or tract of land in the State of South Carolina, County of
Greenville, in Cleveland Township, being on the North side and adjoining South Saluda River,
and being a portion of a tract of land of the W.B. Hardin Estate and having the following metes
and bounds, to-wit:

BEGINNING at the mouth of Hog Branch on South Saluda River; thence up said branch following
the meanders thereof 9.50 chains from center of River to Stone xo on West side of branch near
top of shoals; thence N. 85 3/4 W. 6.09 chains to stone xo w.o. down; thence S. 83 W. 3.27 chains
to stone xo; thence N. 48 W. 2.20 chains to center of Clibone Mill Creek, near top of shoal;

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper- (see
taining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting attach-
fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures attach-
and equipment, other than the usual household furniture, be considered a part of the real estate. ment)

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

The Mortgagor covenants that is 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.