

1988 330

STATE OF SOUTH CAROLINA  
COUNTY OF

MORTGAGE  
OF  
REAL PROPERTY

THIS MORTGAGE, executed the 6th day of April, 1984, by Robert E. Scott and Martha B. Scott (hereinafter referred to as "Mortgagor") to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is P. O. Box 2568, Greenville, South Carolina.

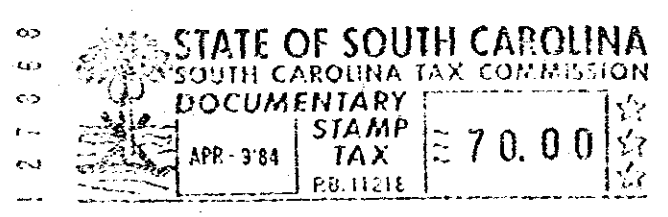
WITNESSETH:

IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgagor by Mortgagee and in order to secure the payment of a promissory note including any renewal, extension or modification thereof (hereinafter referred to as the "Note"), dated April 6, 1984, to Mortgagee for the principal amount of One Hundred Seventy-five Thousand and No/100 Dollars, plus interest thereon and costs of collection, including attorneys' fees, and to further secure all future advances or re-advances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note or any renewal, extension or modification thereof or evidenced by any instrument given in substitution for said Note, Mortgagor has granted, bargained, sold and released to Mortgagee and the successors and assigns of Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and assigns of Mortgagee, all the following real property (hereinafter referred to as the "Property"):

ALL that certain piece, parcel or tract of land, with improvements thereon or hereafter to be constructed thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina and shown and designated as 1.00 acre according to plat entitled "Chaunessy, Part Lot #19, Property of Robert E. Scott and Martha B. Scott" dated April 3, 1984 prepared by Freeland & Associates and recorded in the R.M.C. Office for Greenville County in Plat Book 10-1 at Page 92 on the 9th day of April, 1984 and according to said plat having the following metes and bounds, to-wit,

BEGINNING at an old iron pin in the line of property shown as Scotts Moor, which old iron pin is 418.08 feet from Weatherby Drive and running thence S. 60-50 E., 20.80 feet to an iron pin; running thence S. 13-14 W., 35.75 feet to an iron pin; thence S. 72-05 E., 189.61 feet to an iron pin; thence S. 24-16 W., 222.02 feet to a new iron pin; running thence N. 65-37 W., 199.75 feet to a new iron pin; running thence N. 28-42 E., 110.66 feet to a new iron pin; running thence N. 13-14 E., 189.57 feet to an old iron pin, the point and place of beginning.

This is a portion of the property conveyed to the Mortgagors herein by deed of Chaunessy Properties, Inc. dated February 17, 1984 and recorded February 17, 1984 in the R.M.C. Office for Greenville County in Deed Book 1206 at Page 458.



TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that Mortgagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee, that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted

RECEIVED

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