

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

GREENVILLE, S.C.

WHEREAS,

Horace W. Slatton

APR 25 10 02 AM '84
GREENVILLE

(hereinafter referred to as Mortgagor) is well and truly indebted unto R.H.C. Barbara Keeney, Rt. 3, Pistle Club Rd., Easley, SC 29640

(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 Eighty-Seven Thousand One Hundred Forty-Six and 59/100--- Dollars (\$87,146.59) due and payable

October 24, 1984

with interest thereon from 4/24/84 at the rate of 11% per centum per annum, to be paid: according to terms of note

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 piece, parcel or lot of land, with the buildings and improvements thereon situate, lying and being in Greenville County, South Carolina, being designated as Lot No. 4 on plat of Lula Raines Hawkins recorded in the RMC Office in Plat Book T at Page 118 and having the following metes and bounds, to-wit:

BEGINNING at the corner of Cemetery lot on line of H. K. Townes, approximately 328.6 feet north of the P. & N. Railway right-of-way and running thence N 11-30 E 63 feet; thence N 87-30 W 157.4 feet to the corner of Lot No. 1; thence S 3-30 E 56.3 feet to an iron pin on corner of Lot No. 2; thence S 84 E 141.5 feet to the beginning corner.

ALSO: All that certain lot being a portion of Lot No. 2 on plat of Lula Raines Hawkins and having the following metes and bounds to-wit:

BEGINNING at a pin on the southern side of S. C. Highway 291 at corner of the above described lot, and running thence S 3-34 E 34.4 feet to pin; thence S 84-00 E 75.1 feet to pin at corner of Cemetery lot; thence S 11-55 W 35.3 feet to pin; thence N 88-07 W 87.4 feet to pin; thence N 8-52 W 68.9 feet to a pin on the southern side of Highway 291; thence with said Highway, N 78-46 E 29 feet to the point of beginning.

ALSO: All that certain lot adjoining the last described lot and having the following metes and bounds, to-wit:

BEGINNING at a pin on the south side of S. C. Highway 291 and running thence with said highway N 78-23 E 23 feet to a pin, thence S 8-52 E 68.9 feet to a pin; thence N 88-07 W 20 feet to a pin; thence N 11-47 W 64.15 feet to the point of beginning.

ALSO: All that certain lot adjoining the lot first herein described and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Highway 291 at the intersection of Piney Mountain Road and running thence with Piney Mountain Road S 11-20 W 25 feet to corner of property first herin described; thence with line of said property S 87-30 W 48 feet to a point on the southerly side of Highway 291; thence with said Highway in an easterly direction, 55 feet, more or less, to the point of beginning.

(Continued on Attachment "A")

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 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 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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