

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JAMES H. PRICE, III  
ATTORNEY  
201 E. NORTH STREET  
GREENVILLE, S. C. 29601 MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:  
APR 25 1 59 PM '84  
DONNIE S. STANLEY  
GREENVILLE, S.C.

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WHEREAS, We, MANFRED A. SEIDL and LILIAN I. SEIDL

(hereinafter referred to as Mortgagor) is well and truly indebted unto FRANK LEWIS BARTON, WILLIAM EUGENE BARTON and PHOEBE ELLEN BARTON McCALLUM

(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 THIRTY THOUSAND, ONE HUNDRED SEVENTY FIVE and No/100----- Dollars (\$ 30,175.00 ) due and payable according to the terms of the note of even date herewith for which this mortgage stands as security.

with interest thereon from date hereof at the rate of 10% per centum per annum, to be paid: monthly by amortization

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, on the northern side of Barton Road, approximately three miles from Tigerville, South Carolina, in Highland Township, being shown and designated as a 75.5 acre tract on plat of PROPERTY OF MANFRED A. SEIDL and LILIAN I. SEIDL, made by W. R. Williams, Jr., Surveyor, which plat is recorded in the RMC Office for Greenville County in Plat Book 10-K at Page 49, reference to which plat is hereby made for a more complete description by metes and bounds.

This is the same property conveyed to the mortgagors herein by deed of the mortgagees herein dated April 19, 1984, and recorded herewith.

This is a purchase money mortgage.

Mortgagees' address:  
2119 Dalloz  
Columbia, S.C. 29204

SC10 -----3 APR 25 84 035

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY STAMP TAX  
APR 25 1984  
12.08  
RE-11218

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 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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