

MORTGAGE OF REAL ESTATE -
c/o

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Mortgagee's mailing address: Fairway Ford, 2323 Laurens Rd., Greenville,
STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE, } CC. S. C. }
MORTGAGE OF REAL ESTATE
S.C. 29607

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MAY 11 11 54 AM '84

DONALD S. MILLIKEN

WHEREAS, Roger M. Milliken and Loava S. Milliken,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Julius Boyd,

(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 Sixteen Thousand and no/100-----

-----Dollars (\$16,000.00) due and payable in eighty-four (84) equal monthly payments of Two Hundred Sixty-five and 76/100 (\$265.76) Dollars each, beginning on June 11, 1984, and then thereafter after each successive month and date until paid in full,

with interest thereon from date at the rate of ten (10%) per centum per annum, to be paid: Interest is computed in the monthly payments.

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:

Mortgagors have prepayment privileges without penalty.

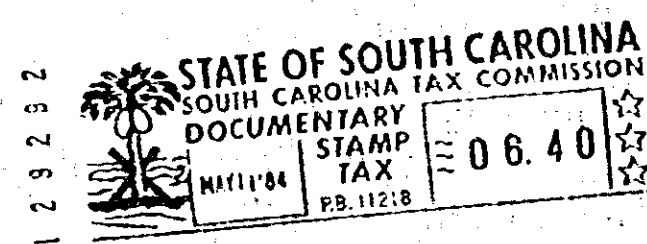
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, in Glassy Mountain Township, on branch waters of Gap Creek, north fork of Saluda River, and having the following metes and bounds:

Beginning at an iron pin in Highway No. 118, said iron pin is 119.44 feet north of hickory tree and old stone located near Old Glassy Mountain Road; thence N. 19-35 W., 1200.46 feet to a stone new x near a creek; thence generally west down said creek, the line being the center of said creek, S. 76-42 E., 208.68 feet to a point; thence S. 88-04 E., 253.16 feet to a point; thence N. 77-45 E., 87.16 feet to a point; thence S. 52-51 E., 138.26 feet to a point; thence N. 79-39 E., 130.19 feet to point; thence S. 53-21 E., 162.9 feet to a point; thence S. 74-12 E., 199.4 feet to a point; thence N. 58-38 E., 228.38 feet to a point; thence S. 64-20 E., 178.12 feet to a large stone and new x; thence S. 22-53 E., 554.0 feet to an iron pin in New Glassy Mountain Road; thence down the center of the said road S. 49-42 W., 141.5 feet to a point; thence S. 70-02 W., 118.8 feet to a point; thence N. 85-17 W., 264.23 feet to a point; thence S. 80-06 W., 353.42 feet to a point; thence S. 56-05 W., 227.28 feet to point; thence N. 66-02 W., 182.59 feet to a point; thence S. 24-12 W., 212.14 feet to the point of beginning, containing 24.74 acres.

This is the same property conveyed to the mortgagors by the mortgagee on even date and recorded in Deed Book 1212, page 397, R.M.C. Office for Greenville County.

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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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