

102 S. Main St.
Greenville

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GREENVILLE CO. S. C.
NOV 6 10 07 AM '81
LANKERSLEY
R.M.C.

BOOK 1557 PAGE 178

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE
OF
REAL PROPERTY

BOOK 80 PAGE 329

THIS MORTGAGE, executed the 5th day of November, 1981, by STEVEN J. GOLD AND SALLY C. GOLD (hereinafter referred to as "Mortgagor") to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is

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 November 5, 1981, to Mortgagee for the principal amount of One Hundred Thirty-Eight 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 lot of land, located, lying and being in the City and County of Greenville, State of South Carolina, being shown and designated as Lot No. 20, on plat entitled "Collins Creek, Section Two", dated July 30, 1979, prepared by C.O. Riddle, Surveyor, recorded in the Greenville County RMC Office in Plat Book 7-C at Page 57, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Southern side of the right-of-way of Collins Creek, at the joint front corner of the within lot and Lot No. 21 and running thence, along the joint line of said lots S. 18-46 E., 252.12 feet to a point at the joint rear corner of the within lot and Lot No. 21; thence S. 76-31 W. 59.86 feet to a point; thence S. 64-37 W., 82.56 feet to a point at the joint rear corner of the within lot and Lot No. 19; thence running along the joint line of said lots N. 21-35 W., 250.0 feet to a point at the joint front corner of the within lot and Lot No. 19; thence N. 68-25 E., 108.49 feet to a point; thence N. 69-48 E., 45.6 feet to a point at the joint front corner of the within lot and Lot No. 21, on the Southern side of the right-of-way of Collins Creek, the point and place of beginning.

Derivation: Babbs Hollow Development Company, Deed Book 1118, at Page 842, recorded January 14, 1980.

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STATE OF SOUTH CAROLINA
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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 and 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

First National Bank of South Carolina
David L. Beard, Vice President
APR 6 1983
Witness:
257151
Fully paid 1980 recorded this 29th day of March, 1983.

GCTO -----3 NO. 6 81 . 064

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