29-1335 au 163

STATE OF SOUTH CAROLINA COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

Jerry M. Snipes

(hereinafter referred to as Mortgagor) is well and truly indebted un to

Joe M. Snipes, Jr.

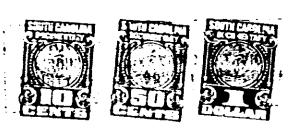
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to be for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid Liebt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagor at any time for advances made to or for his account by the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagor 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 Mortgagor, 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 western side of Fork Shoals Road, containing 1.32 acres, more or less, and being shown on a plat made by Webb Surveying & Mapping Company, March 6, 1975, which plat is recorded in the R. M. C. Office for Greenville County, South Carolina in Plat Book 5K, at page 90, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Fork Shoals Road, which iron pin is 984 feet from the intersection of Fork Shoals Road and S. C. Highway 50, and running thence S. 28-04 E. 133.6 feet to an iron pin in the center of Fork Shoals Road; thence S. 48-20 W. 349 feet to an iron pin; thence N. 41-40 W. 183.4 feet to an iron pin; thence N. 56-15 E. 384.6 feet to the beginning corner.

5. 1.60



Together with all and singular rights, members, herditaments, and appurtenences to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had thereform, 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 units the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fec 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 Mortgagoe forever, from and against the Mortgagor and all persons whomspever fawfully claiming the same or any part thereof.

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