

Mortgagee's Address:

PO Box 20888

Greensboro, NC 27420

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

27395

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S. C.

BOOK 1505 PAGE 439

ROGER H. STEGALL + E. LONITA SIMMONS
524 2-1-5-B (less 0.11 ac.)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEED OF MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: ROGER H. STEGALL and
E. LONITA SIMMONS
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto THE STEEL CREDIT UNION

(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 NINE THOUSAND FOUR HUNDRED

TWO AND NO/100-----DOLLARS (\$ 9,402.00),
with interest thereon from date at the rate of 13 1/2 per centum per annum, said principal and interest to be repaid:

\$156.70 per month including principal and interest computed at the rate of 13 1/2% per annum, the first payment being due July 31, 1980 and a like payment being due on the last day of each month thereafter for a total of 60 months.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DEED OF MORTGAGE
RECORDED
JUL 30 1980

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, Cleveland Township, on the southern side of Geer Highway (U.S. Hwy. 276) containing 7.88 acres, more or less, according to plat made by W. R. Williams, Jr., for M. L. and Clara F. Jarrard, March 1980, as recorded in Plat Book 7-U, page 98 and having the following metes and bounds, to-wit:

"BEGINNING at a point in the center of Echo Ridge at the intersection of U.S. Hwy. 276 running thence with the center of Echo Ridge, the following metes and bounds: S 26-21 W 191.1 feet to a point; thence S 45-20 W 60 feet to a point; thence S 73-54 W 134.7 feet to a point; S 42-38 W 100 feet to a point; S 14-20 W 300 feet to a point; S 6-59 W 135 feet to a point; S 17-17 E 120 feet to a point; S 29-44 E 247.41 feet to a point in the center of Echo Ridge; leaving Echo Ridge N 54-13 E 129.83 feet to an old iron pin; passing over the iron pin in the right-of-way of Echo Ridge 27.3 feet from the center of the road; thence with land of Cleveland First Baptist Church N 2-39 E 198.95 feet to an old iron pin; thence N 38-09 E 364.77 feet to an iron pin; thence N 21-59 E 443.5 feet to a point on the southern side of right-of way of U.S. Hwy. 276; passing over an iron pin 45.5 feet to the right-of-way; continuing with the right-of-way of U.S. Hwy. 276 N 61-18 W 85.2 feet to a point; thence N 69-16 W 80.4 feet to a point; thence N 70-0 W 105.4 feet to the beginning corner.

"LESS all that lot of land adjoining the aforescribed property containing 0.90 ac. and being further described as follows:

"BEGINNING at a point near the center of Echo Ridge and running thence with Echo Ridge N 29-44 W 247.41 feet to an iron pin; thence N 75-51 E 244.6 feet to an old iron pin; thence S 2-39 W 198.95 feet to an old iron pin; thence S 54-13 W 129.83 feet to the point of beginning." *

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

* This is the same property conveyed to the mortgagors by deed of Melvin L. Jarrard, et al recorded May 16, 1980 in Deed Book 1125 at page 935 in the RMC Office for Greenville County.

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