P. O. Box 661, Clayton, Georg fa 30525

BOOK 1558 FAGE 936

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

BEC 1 10 26 M 18 MORTGAGE OF REAL ESTATE

90NA - STERSLEYO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, LEE R. BYRD AND ELIZABETH SMITH BYRD

(hereinafter referred to as Mortgagor) is well and truly indebted unto BANK OF CLAYTON

(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

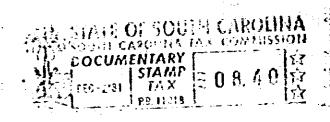
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, 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, containing 5.6 acres, more or less, shown on recently made survey of Property of Lee R. Byrd & Elizabeth Smith Byrd by Wolfe & Huskey, Engineers, July 25, 1978, and shown on plat designated as Property of Hi-Landers, Ltd., consisting of Lots 11, 12, 13 and 14 made by Terry T. Dill, January 29, 1973, having, according to the more recent plat by Wolfe & Huskey, the following metes and bounds, to wit:

BEGINNING at point on road and running along line of Tract 15, N. 04-05 W. 460 feet; thence S. 86-02 E. 1000 feet, more or less, to branch; thence with branch as line S. 06-16 W. 140 feet; thence N. 77-41 W. 315.6 feet to road shown on plat; thence along center of road following courses and distances: S. 47-33 W. 410 feet, S. 74-20 W. 75 feet, S. 85-55 W. 223.4 feet to iron pin, beginning corner.

This being the same property conveyed to Mortgagors by deed from Donald J. Williams, Sr., dated August 9, 1978, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 1085 at Page 526 on August 17, 1978.



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 Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

GCTO ----3 DE 281

74328 RV-2

A CONTRACTOR OF THE CONTRACTOR