MORTCACE OF REAL ESTATE

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STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

OF TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, W. E. Garner

thereinafter referred to as Mortgagor) is well and truly incleded unto Southern Bank and Trust Company

Dollars (\$ 8,000.00

due and payable

as provided for in Promissory Note executed of even date herewith, the terms of which are incorporated herein by reference thereto.

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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 Mortgagor 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 scaling 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, the Mortgagee's heirs, successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, bing and being in the State of South Carolina, County of Greenville, Bates Township, on the northwestern side of White Horse Road, containing one-half acre, more or less, as shown on plat of Property of Martha Edwards prepared by Terry T. Dill, recorded in the RMC Office for Greenville County in Plat Book FFF at Page 11, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of the White Horse Road at the corner of Roy Duckworth property, which iron pin is about 0.5 miles southwest from US Highway 276 and running thence along the Duckworth property N.55-15 W. 200 feet to an iron pin; thence S.35-00 W. 100 feet to an iron pin; thence along Alexander Edwards, S.55-15 E. 200 feet to an iron pin on the northwestern side of White Horse Road; thence with the said White Horse Road, N.35-00 E. 100 feet to the point of beginning.

THIS is the same property as that conveyed to the Mortgagor herein by deed from Frank P. McGowan, Jr., as Master-in-Equity for Greenville County recorded in the RMC Office for Greenville County in Deed Book 1153 at Page 563 on August 14, 1981.

THE mailing address of the Mortgagee herein is P. O. Box 544, Travelers Rest, S. C. 29690.

STATE OF SOUTH CAROLINA THE COMMISSION DOCUMENTARY STAMP TAX ENGINE TAX PARTIES FOR THE PROPERTY OF TAX PARTIES FOR THE PROPERTY OF TAX PARTIES FOR THE PROPERTY OF TAX PARTIES FOR TAX PARTIE

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.

中,我是这个大人,只是我们的大学的时间,我们也是我们的现在,我们就是我们的我们的我们的,我们就会这种的,我们就是我们的这个人,他们就是这个人,他们就是这个人,他

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TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that is 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 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 whomsoever lawfully claiming the same or any part thereof.