LAW OFFICES OF THOMAS C. BRISSEY, P.A. BOCK 1616 :4:311

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN: JUL 18 8 36 AM '83

James L. Julia PONNIE S. JAMAERSLEY WHEREAS,

(hereinafter referred to as Mortgagor) is well and truly indebted unto C.E. Robinson as Trustee of the Estate of B.M. McGee under Will

(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 Twenty Thousand and No/100------

----Dollars (\$20,000.00 ) due and payable as per the terms of that promissory note of even date herewith

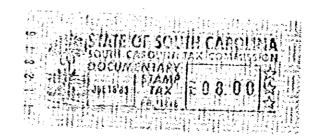
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 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; 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, lying and being in the State of South Carolina, County of Greenville, fronting on Harrison Bridge Road and containing 6.1 acres in accordance with plat made by H.C. Clarkson dated October 3, 1978 and being more fully described in accordance with said plat to-wit:

BEGINNING at an iron pin on the northern side of Harrison Bridge Road, said pin being 641.5 feet from the intersection of Harrison Bridge Road and Fork Shoals Road, also joint corner with property of even date conveyed to Thurman R. Julian and running thence N. 20-37 W. 662.2 feet to an iron pin; thence N. 18-56 W. 228 feet to an iron pin; thence N. 69-49 E. 305.86 feet to an iron pin on western side of County Road; thence along County Road S. 18-30 E. 916 feet to an iron pin at interesection of County Road and Harrision Bridge Road; thence along Harrison Bridge Road S. 75-03 W. 280 feet to an iron pin being the point of beginning.

THIS being the same property conveyed to the mortgagor herein by deed of T.W. Julian and Josie Pauline S. Julian as recorded in Deed Book 1080 at Page 936, in the RMC Office for Greenville County, S.C., on October 13, 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 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 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 whomsoever lawfully claiming the same or any part thereof.

