

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Josephine N. Bertolo, Piero Bertolo, Teresa La Barbera Neglia, Antonino F. Neglia, Maria Oddo, and Frank Oddo (hereinafter referred to as Mortgagor) is well and truly indebted unto E. R. Gasque

(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 Forty-five Thousand and no/100

Dollars (\$ 45,000.00) due and payable

ACCORDING TO TERMS SET OUT IN SAID NOTE,

with interest thereon from this date at the rate of 10.0% per centum per annum, to be paid: monthly

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:

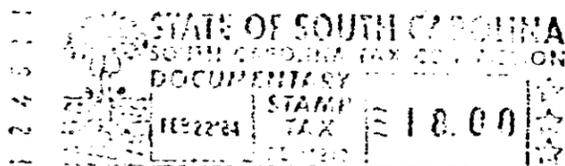
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, in Austin Township, and according to a survey prepared by Campbell & Clarkson, Registered Surveyors, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Adams Mill Road, joint corner of the property of the grantor and that of Ida Lou Cooper Smith and running thence with the joint line of said tracts, S. 75-11 W. 785.1 feet to a stone; thence continuing with the common line of said tracts, S. 45-57 W. 612.8 feet to an iron pin, common corner of property of grantor property now or formerly of Ida Lou Cooper Smith, Gary Roberts and Don Campbell; thence S. 28-02 E. 607.3 feet to an iron pin; thence N. 73-49 E. 797.4 feet to an iron pin on the western side of Adams Mill Road; thence with said Road, N. 9-00 E. 952 feet to an iron pin, the point of beginning.

This being the same property conveyed to mortgagors herein by mortgagee herein dated February 13, 1984, recorded on February 22, 1984, in Deed Book 1206 at Page 651.

Mortgagors may prepay without penalty.



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

7
6
0
0

74328-11-2