

BLAIR: 800 Parkins Mill Road, Greenville, S. C. 1403 PAGE 764  
MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE } MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JERRY B. BLAIR AND DORIS H. BLAIR

(hereinafter referred to as Mortgagor) is well and truly indebted unto F. GORDON HENDERSON AND FLORINE F. HENDERSON

(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 THOUSAND AND NO/100 Dollars (\$ 40,000.00 ) due and payable

in accordance with the terms and provisions of that certain promissory note executed by mortgagors to mortgagees of even date herewith,

with interest thereon from January 1, 1978 at the rate of 7-1/2 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, the Mortgagee's heirs, successors and assigns:

~~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, the Mortgagee's heirs, successors and assigns:~~

All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on the southwestern corner of the intersection of Windfield Road and Parkins Mill Road and being known and designated as Lot No. 6 of Windfield Heights as shown on plat thereof recorded in the R.M.C. Office for Greenville County in Plat Book EE, Page 102 and having, according to said plat, the following metes and bounds, to-wit:

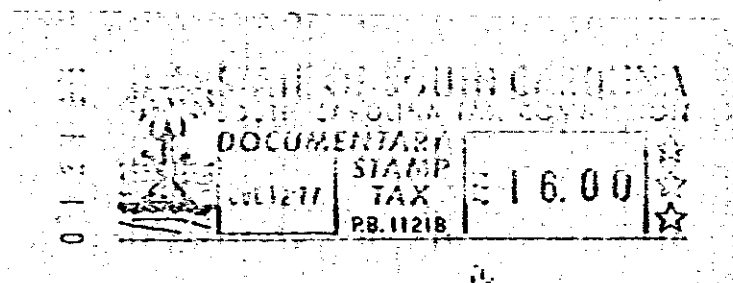
BEGINNING at an iron pin on the western side of Parkins Mill Road at the joint front corner of Lots 5 and 6 and running thence along said Road N. 31-46 E. 125 feet to an iron pin; thence with the curve of the intersection of said Road and Windfield Road, the chord of which is N. 20-14 W., 30.7 feet to an iron pin; thence along the south side of Windfield Road N. 72-14 W. 285.8 feet to an iron pin; thence along the joint line of Lots Nos. 4 and 6 S. 22-21 W. 165 feet to an iron pin; thence along the joint line of Lots 5 and 6 S. 76-07 E. 288.6 feet to the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of F. Gordon Henderson and Florine F. Henderson, recorded in the R.M.C. Office for Greenville County on December 30, 1976 in Deed Book 1048, at Page 801.

This mortgage is to be equal in rank and priority to a mortgage executed by mortgagors to mortgagee of even date herewith in the amount of \$20,000.00, which mortgage is recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 1403, Page 766.

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

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