

MORTGAGE OF REAL ESTATE -

GREENVILLE CO. S. C.

2009 1443 438 8133

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

11 3 22 1978 MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WELDON REDDING AND REBECCA S. REDDING

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK AND TRUST COMPANY

(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

FOUR THOUSAND AND NO/100 ----- Dollars (\$ 4,000.00 ) due and payable

thirty (30) days from date together

with interest thereon from date at the rate of 9% per centum per annum, to be paid: at maturity

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, Bates Township and being a part of the property conveyed to Grantors by Deed of John Kidd, dated March 26, 1958 and recorded in R.M.C. Office for Greenville County in Book 596 at Page 457. This tract of land being more completely described according to plat and survey made by Terry T. Dill, Reg. C.E. & L.S., No. 104, dated May 21, 1973 with the following metes and bounds, to wit:

BEGINNING at a point in center of Freeman Bridge Road, joint corner with other properties of the Stamey's and running thence with Stamey line, S. 08-19 W., 211.0 feet to an iron pin (iron pin offset in line on south side of Freemans Bridge Road, right-of-way); thence S. 89-44 E., 200.0 feet to iron pin; thence S. 09-42 W., 150.0 feet to iron pin; thence N. 89-44 W., 420.0 feet to iron pin; thence N. 07-09 E., 245.0 feet to a point in center of Freemans Bridge Road; thence with Center of Freemans Bridge Road, N. 62-07 E., 119 feet; thence still with center of Freemans Bridge Road, N. 67-38 E., 150.0 feet to the beginning corner.

ALSO: ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina in Bates Township on the South side of Freeman Bridge Road and shown as Guest Lot on that plat made by Terry T. Dill, Surveyor, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book MMM, Page 145, and having according to said plat the following metes and bounds, to wit:

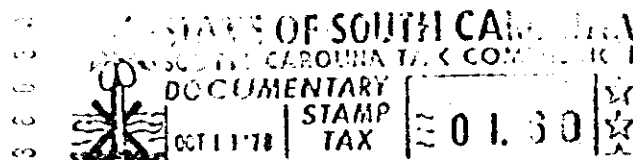
BEGINNING at an iron pin on the South side of Freeman Bridge Road at the joint front corner of the Styles Lot and Guest Lot and runs thence along the line of the Styles Lot, S. 9-42 W., 210 feet to an iron pin; thence S. 89-30 W., 200 feet to an iron pin; thence along property of Robert Murr, et al, N. 8-30 E., 185 feet to an iron pin on the South side of Freeman Bridge Road; thence with the curve of Freeman Bridge Road the chord being N. 78-48 E., 90 feet to an iron pin; thence still with the curve of Freeman Bridge Road the chord being N. 89-30 E., 120 feet to the beginning corner.

THIS being the identical premises heretofore conveyed to the mortgagors by Deed of Boyce Stamey and Betty F. Stamey dated October 11, 1978 and recorded October 11, 1978 in Deed Book 1089 at Page 136 in the R.M.C. Office for Greenville County.

The mailing address of the mortgagee herein is: P.O. Box 544, Travelers Rest, S.C. 29690

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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 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.

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