

P.O. Box 448
Travelers Rest, S. C. FILE # 28690
GREENVILLE CO. S. C.

VOL 1453 PAGE 582

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MAR 12 9 25 AM '79
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, THOMAS K. WHITTED

(hereinafter referred to as Mortgagor) is well and truly indebted unto S. C. WHITTED and CLEO M. WHITTED

(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 FOUR THOUSAND and No/100-----

----- Dollars (\$ 24,000.00) due and payable according to the terms of a note dated May 12, 1978, for which this mortgage stands as security.

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:

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:

containing 1.753 acres, more or less
"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, on the western side of Jackson Grove Road (formerly Walker Road), being shown and designated on plat entitled "Property of Thomas K. Whitted", prepared by Webb Surveying & Mapping Co., dated March 5, 1976, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 5-Q at 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 Jackson Grove Road (Walker Road), said iron pin being 1,837 feet from the center line of McElhaney Road, and running thence with the western side of Jackson Grove Road (Walker Road), N. 14-11 W. 10.2 feet to an iron pin in the line of property now or formerly of John W. Walker; thence with the line of property now or formerly of John W. Walker, the following courses and distances: S. 87-16 W. 207.85 feet to an iron pin, N. 83-18 W. 168.5 feet to an iron pin, N. 84-06 W. 300 feet to an iron pin, S. 79-14 W. 178.8 feet to an iron pin, N. 3-22 W. 322.5 feet to an iron pin, N. 80-02 W. 201.3 feet to an iron pin in the line of property now or formerly of Gilreath; thence with the line of property now or formerly of Gilreath, S. 6-22 E. 402.2 feet to an iron pin in the line of property now or formerly of Louie Fowler; thence with the line of property now or formerly of Gilreath, the following courses and distances: N. 79-14 E. 355.1 feet to an iron pin, S. 84-06 E. 298.25 feet to an iron pin, S. 83-18 E. 170 feet to an iron pin, N. 87-16 E. 210 feet to the point of beginning.

This is the same property conveyed to the mortgagor herein by deed of Louie Franklin Fowler dated March 11, 1976, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1032 at Page 907, on March 12, 1976.

THIS IS A SECOND MORTGAGE. IT IS A PURCHASE MONEY MORTGAGE.

TO
3 MR 12 79 104

DOCUMENTARY
STAMP
TAX
MAR 12 '79
PB. 11218
09.80

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 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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