

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUN 6 3 09 PM '79
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY COME IN PAGE 331
VOL 1469

WHEREAS, MEL W. JONES

DONNIE S. TANKERSLEY
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto ROBERT A. DOBSON, III

(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

SEVEN THOUSAND FIVE HUNDRED ----- Dollars (\$7,500.00) due and payable on demand plus such additional amounts as the Mortgagee may advance to or for the benefit of the Mortgagor in the future

with interest thereon from Date at the rate of 8 1/2% per centum per annum, to be paid: at maturity with principle

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

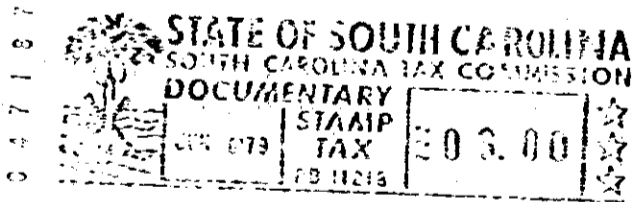
All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as lot No. 2 on plat of Mathews Property, prepared by Dalton & Neves in September, 1949 situate on the Northeast side of State Highway No. 291, and described as follows:

BEGINNING at an iron pin on the Northeast side of S. C. Highway No. 291, joint front corner of lot No. 1, which pin is 372 feet East from White Oak Road and running thence N. 49-09 E. 141.2 feet to an iron pin in line of Snipes, now Kinney property; joint rear corner with lot No. 1; thence N. 4-24 W. 106.5 feet to iron pin; thence S. 49-09 W. 216.9 feet to an iron pin on the Northeast side of S. C. Highway 291; thence S. 40-51 E. 75 feet to the point of beginning.

Being the same property conveyed to Mortgagor from Joe T. Melton by deed recorded in Volume 1103 at page 213, Recorded May 24, 1979

This Mortgage shall secure future advances, if any, from the Mortgagee to the Mortgagor.

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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 reats, 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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