

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SIGNATURE OF WITNESSES
R.M.C. WEAVER SLEY

**MORTGAGE
OF
REAL PROPERTY**

THIS MORTGAGE, executed the 27th day of February, 19 81 by Joseph R. Mibelick and Julia W. Mibelick (hereinafter referred to as "Mortgagor") to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is P.O. Box 2568, Greenville, South Carolina 29602

WITNESSETH:

IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgagor by Mortgagee and in order to secure the payment of a promissory note including any renewal, extension or modification thereof (hereinafter referred to as the "Note"), dated _____ to Mortgagee for the principal amount of ONE HUNDRED FIFTEEN THOUSAND AND NO/100 (\$115,000.00) dollars, plus interest thereon and costs of collection, including attorneys' fees, and to further secure all future advances or re-advances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note or any renewal, extension or modification thereof or evidenced by any instrument given in substitution for said Note, Mortgagor has granted, bargained, sold and released to Mortgagee and the successors and assigns of Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and assigns of Mortgagee, all the following real property (hereinafter referred to as the "Property"):

ALL that lot of land situate on the northwestern side of Holly Park Lane in the County of Greenville, State of South Carolina being shown as Lot 125 on a plat of the property of Holly Tree Plantation, Phase II, Section IIIB, dated April 20, 1978, prepared by Piedmont Surveyors, recorded in Plat Book 6-H at Page 41 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Holly Park Lane at the joint front corner of Lots 125 and 124 and running thence with Lot 124 N. 52-33 W. 130 feet to an iron pin at the joint rear corner of Lot 125, Lot 124 and Lot 126; thence with Lot 126 N. 32-23 E. 160.45 feet to an iron pin on Holly Park Drive; thence with said drive S. 65-00 E. 20.3 feet to an iron pin at the intersection of Holly Park Drive and Holly Park Lane; thence S. 10-02 E. 33.79 feet to an iron pin; thence with Holly Park Lane S. 37-27 W. 150 feet to the point of BEGINNING.

This is the same property conveyed to the mortgagors by deed of David George Betts and Charlotte Bagley Betts dated and recorded October 10, 1980 in Deed Book 1135 at Page 267, R.M.C. Office for Greenville County, South Carolina.

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TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that Mortgagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee, that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted

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