

MORTGAGEES' ADDRESS: P. O. Box 1257 Boca Raton, Florida 33432  
MORTGAGE OF REAL ESTATE Office of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.  
CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

APR 17 AM '81  
DONN L. TANNERSLEY  
R.M.C.

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

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WHEREAS, WILLIAM H. BRADSHAW and ANNETTE B. BRADSHAW

(hereinafter referred to as Mortgagor) is well and truly indebted unto CHARLES H. BRADSHAW

(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 Fifteen Thousand and No/100ths

----- Dollars (\$ 15,000.00 ) due and payable upon demand,

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of ten (10%) per centum per annum, to be paid: Upon 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, the Mortgagee's heirs, 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, on the northwesterly side of Woody Creek Road, near the City of Greenville, S. C., and being designated as Lot 503, on Map One, Section 2, Sugar Creek, as recorded in the RMC Office for Greenville County, S. C., in Plat Book 7C, Page 68, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Woody Creek Road, joint front corner of Lots 502 and 503 and running thence along the common line of said lots N. 57-26 W. 176.85 feet to an iron pin in the center of a stream; thence along the center of said stream on a traverse line S. 33-25-28 W. 105.01 feet to an iron pin, joint rear corner of Lots 503 and 504; thence along the common line of said lots S. 57-26 E. 178.43 feet to an iron pin on Woody Creek Road; thence along said Road N. 32-34 E. 105 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of the mortgage dated June 27, 1980 and recorded in the RMC Office, Greenville County, in Deed Book 1128, page 38.

This mortgage is junior in lien to a mortgage given by the mortgagors to Cothran & Darby Builders, Inc. on June 27, 1980, in the amount of \$91,000.00, recorded in the RMC Office, Greenville County, in Mortgage Book 1506, page 546, on which there is an outstanding balance of \$76,000.00.

RECORDED IN THE R.M.C. OFFICE  
GREENVILLE COUNTY, S.C.  
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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 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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