

MORTGAGE OF REAL ESTATE

BOOK 1541 PAGE 563

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.
MAY 18 PM '81
JOHN W. BANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Donald L. Stegall,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Myrtle W. Mull

(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 \$5,239.26

~~ROBUSTXXXXXXXXXX~~) due and payable

in 91 payments of \$71.73 per month, beginning May 1, 1981 and continuing each consecutive month thereafter

with interest thereon from April 8, '81 at the rate of 6% per centum per annum, to be paid: with each payment above.

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

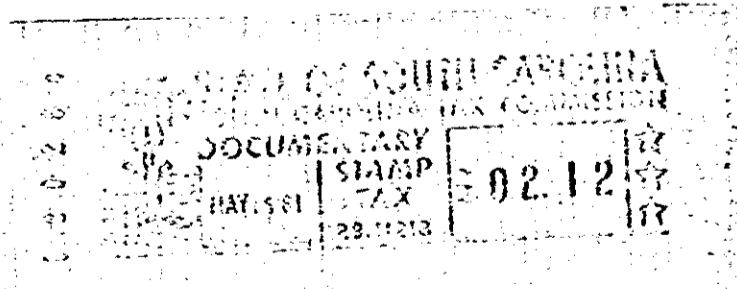
All of that lot of land in the County of Greenville, State of South Carolina, being the greater portion of Lot 32 on plat of Riverside Farms, recorded in Plat Book K at Page 101 and having, according to a more recent survey by Jones Engineering Service, dated April, 1968, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Edgemont Avenue at the corner of Lot No. 33 and running thence along said Avenue, N. 63-32 W. 180 feet to an iron pin; thence N. 27-23 E. 175 feet to an iron pin; thence N. 63-25 W. 120 feet to an iron pin; thence N. 27-22 E. 158.9 feet to an iron pin (which iron pin is situate 109 feet from the joint rear corner of Lot No. 31 & 32); thence S. 68-51 E. 298.1 feet to an iron pin (which iron pin is situate 30 feet from the joint rear corner of Lot Nos. 32 and 33); thence S. 26-09 W. 355.4 feet to the point of beginning.

DERIVATION: This is a portion of the property conveyed to Herbert M. Mull and Myrtle W. Mull by deed dated May 18, 1967, as shown in Deed Book 820, Page 92, from Harvey C. Watson. (Please see Probate File 1617/8 Greenville County, South Carolina, for estate of Herbert M. Mull).

MORTGAGEE'S ADDRESS:

Route # 1
Marietta, S. C. 29661



400 8 12241801

460
a.12

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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