

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ASLEY

WHEREAS, we, W. J. Sammons, Kenneth Sammons, and Carroll Sammons, collectively and individually, -----
(hereinafter referred to as Mortgagor) ^{are} well and truly indebted unto Carl A. Henson, his heirs or assigns,

(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 Seventeen Thousand One Hundred Ninety-nine and 84/100ths -- (17,199.84) ----- Dollars (\$17,199.84) due and payable in twenty-four (24) consecutive monthly installments of \$716.66 each, the first installment to be due and payable on the _____ day of _____, 1982, and a like amount to be due and payable on the same day of each succeeding month thereafter until paid.
(Principal sum of \$15,000.00 with interest from date at the rate of 13½% for 24 months).

with interest thereon from ~~XXXXXX~~ maturity ~~XXXXXXXXXXXXXXXXXXXX~~ at the rate of 13½% per annum.

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, containing 2.56 acres, more or less, lying on the northeasterly side of South Carolina Highway 290, near the City of Greer, known as Lot 11 as shown on plat entitled "Plat for Jack D. Anderson and Carl A. Henson" prepared by Webb Surveying and Mapping Co., dated November 22, 1976, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of South Carolina Highway 290, said pin being the joint front corner of Lots 11 and 12, and located S 37-00 E 199.8 feet from the easterly corner of the intersection of said Highway and Jesse Court and running thence along the joint line of said lot N 59-48 E 477 feet to an iron pin in the line of Lot 10; thence turning and running with the line of Lot 10 S 31-41 E 250 feet to an iron pin common rear corner of Lots 10 and 11; thence turning and running along the joint line of Lot 11 with property now or formerly belonging to Cribb S 63-29 W 469.7 feet to an iron pin on the northeasterly edge of South Carolina Highway 290; thence turning and running along the northeasterly edge of said Highway N 34-05 W 221.86 feet to the point of beginning.

This conveyance is subject to a 50 foot building setback line along South Carolina Highway 290 and all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

The above land is the identical land conveyed unto mortgagors herein by deed of Carl A. Henson dated July 23, 1982, to be recorded simultaneously herewith.

RECORDERS OFFICE
GREENVILLE, S. C.
COUNTY CLERK
RECORDS SECTION
JUL 23 1982

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Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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