

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 1591 PAGE 705

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
JAN 13 9 30 AM '83
R.M.C.

WHEREAS, FRANCES N. LAXTON AND RAYMOND R. LAXTON

(hereinafter referred to as Mortgagor) is well and truly indebted unto

THE PALMETTO BANK, 300 N. Weston St., Fountain Inn, S. C. 29644

(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 Six Thousand and 00/100 Dollars (\$6,000.00) due and payable

As per terms of note executed this date.

with interest thereon from date at the rate of _____ per centum per annum, to be paid.

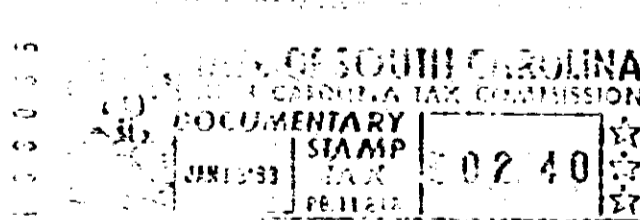
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, Fairview Township, and containing 5.78 acres according to a plat prepared by Thomas D. Lindsey, RLS, April 20, 1982, said Plat of record in the RMC Office for Greenville County in Plat Book 8-2-98, and having been described on this Plat as follows:

BEGINNING at a nail and cap in the center of Fairview Road, corner with other property of Frances N. Laxton (then Taylor), and running thence with Laxton (formerly Taylor) line S. 37-15 W., (crossing an iron pin at 33 feet) 593.30 feet to an iron pin at back corner of Laxton (formerly Taylor); thence with the back line of the Laxton (formerly Taylor) lot S. 41-25 E. 150.77 feet to an iron pin, corner with Laxton (formerly Taylor) on Towers line; thence with Towers line S. 37-26 W. 458.09 feet to an iron pin in or near Branch; thence with Branch N. 27-26 W. 471.64 feet to an iron pin in or near Branch, corner with other property of Rosalie McGraw Neves; thence with other property of Rosalie McGraw Neves and line of tract conveyed to Margaret Ann Neves on June 11, 1982 N. 48-41 E. 917.02 feet to a railroad spike in the center of the Fairview Road, having crossing an iron pin at 33 feet from center of road; thence with center of the Fairview Road S. 41-19 E. 100 feet to a nail and cap in the center of the Fairview Road, the beginning point; and bounded by other property of Frances N. Laxton (formerly Taylor); Towers; Branch; other property of Rosalie McGraw Neves; and tract conveyed to Margaret Ann Neves.

This being the same property conveyed to the Mortgagors herein by deed of Rosalie McGraw Neves dated June 11, 1982 and recorded in the RMC Office for Greenville County in Deed Book 1169 at Page 3 on June 21, 1982.



Together with all and singular rights, members, hereditaments, 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.

SC710 1 JA1383

102

4 OCT 1

4328 RV-21