

GR. 51160
MORTGAGE OF REAL ESTATE -
S.C.

1595 23576

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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H.C.

MORTGAGE OF REAL ESTATE
L. WHOM THESE PRESENTS MAY CONCERN

WHEREAS, RONALD JON STOCKWEATHER

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK and TRUST CO.

(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 **Nine Thousand Four Hundred Sixty-seven and 55/100**
Dollars (\$ 9,467.55) due and payable

According to the terms of a note executed of even date and incorporated herein by reference.

~~with interest thereon from~~ ----- ~~at the rate of~~ ----- ~~percentum 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 Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is herby 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 on the Southwest side of Forest Drive, being shown as Lot No. 80 on Plat of Section 1 of Look-Up Forest, made by Carolina Engineering & Surveying Co., April 1, 1969, recorded in the RMC Office for Greenville County, S.C. in Plat Book TTT, Page 79, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwest side of Forest Drive at the joint corner of Lots 80 and a service drive, and running thence along the joint lines of Lots 80 and the service drive, S 14-57 E 201.5 feet to an iron pin; thence along service drive S 7-10 W 50 feet to an iron pin; thence along service drive N 85-10 W 50 feet to an iron pin; thence along service drive N 63-17 W 50 feet to an iron pin; thence along service drive N 81-40 W 50 feet to an iron pin at the joint corner of Lots 80 and 83; thence along the joint of Lots 80 and 83, N 1-32 E 246.0 feet to an iron pin on the Southwest side of Forest Drive; thence along Forest Drive S 68-19 E 100 feet to the beginning corner.

THIS property is subject to easements, covenants, conditions, restrictions and rights-of-way which are a matter of record and actually existing on the ground affecting the above-described property.

THIS being the same property conveyed to the Mortgagor herein by deed of the Rice Corporation recorded in the RMC Office for Greenville County in Deed Book 1051, Page 9f7 on March 2, 1977.

SEE ALSO: Limited power of attorney from Carol Sue Stockweather to Ronald Jon Stockweather as attorney in fact recorded in the RMC Office for Greenville County in Deed Book 1180, Page 741.



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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