

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, J. T. Ward and Earnestine ward

(hereinafter referred to as Mortgagor) is well and truly indebted unto Curtis Edwards, Sr. and Curtis Edwards, Jr.

(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 Three Thousand Five Hundred and No/100-----
Dollars (\$3,500.00) due and payable

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

with interest thereon from _____ 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:

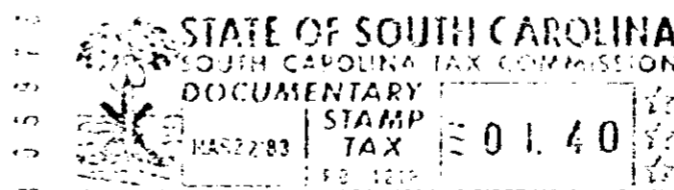
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, near Cleveland, South Carolina on the south side of Persimmon Ridge Road and being shown more fully on a plat prepared by W. R. Williams, Jr., dated January 7, 1982, and recorded in the RMC Office for Greenville County at Plat Book 9-A, Page 41, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Chestnut Ridge Road and running thence south along the edge of a dirt road S 1-24 E 121.5 feet to an iron pin; thence S 11-43 W 225.5 feet to an iron pin; thence S 18-54 W 95.5 feet to an iron pin; thence S 26-24 E 95.3 feet to an iron pin; thence leaving the edge of the dirt road and running S 62-00 W 899.7 feet to an iron pin; thence N 14-57 E 894.7 feet to an iron pin in the center of Persimmon Ridge Road; thence along the center line of the said Persimmon Ridge Road S 73-59 E 63.4 feet to a point; thence N 86-39 E 73.5 feet to a point; thence N 69-29 E 62.0 feet to a point; thence N 45-35 E 30.0 feet to a point; thence N 62-53 E 40.6 feet to a point; thence S 78-56 E 53.4 feet to a point; thence S 58-10 E 104.5 feet to a point; thence S 54-04 E 46.7 feet to a point; thence S 88-40 E 47.9 feet to a point; thence N 58-55 E 46.8 feet to a point; thence N 34-40 E 67.4 feet to the point of beginning.

THIS conveyance is made subject to all easements, restrictions, rights-of-way, or roadways which may appear by examination of the public record of the premises described hereinabove.

THIS being the same property conveyed to the mortgagors herein by deed of Curtis Edwards, Sr. et al, recorded in the RMC Office for Greenville County in Deed Book 1184, Page 836, on 3-22, 1983.



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.