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ELIZABETH CHAPMAN & BROWN, P.A.
R.M.C.

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HORTON, DRAWDY, DILLARD, MARCHAND, CHAPMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: WHEREAS,
JOE E. HAWKINS & JOSEPH HAROLD McCOMBS, (hereinafter referred to as Mortgagor) is well and truly indebted unto HELEN E. RAGSDALE, ELIZABETH R. ISBELL, EDWARD S. RAGSDALE, DOROTHY R. WATTS, individually and as Executrix of Estate of John R. Ragsdale, Deceased, CLAUDE H. RAGSDALE, JR., individually and as Administrator of the Estate of Claude H. Ragsdale, Deceased, JAMES W. RAGSDALE, JOHN K. RAGSDALE, E. V. RAGSDALE, BEVERLY R. RICE, VIRGINIA R. DAVIS, HELEN R. COUNTS, C. A. WEAKS, JR., DONALD E. WEAKS, and LAURENS R. GRAHAM, individually and as Executor of Estate of Ruby R. Graham, Deceased

(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 One Hundred seventy-seven thousand five hundred and No/100----- Dollars (\$ 177,500.00) due and payable

in three annual installments in the sum of \$59,166.66 on January 15, 1973, in the sum of \$59,166.67 on January 15, 1974, and in the sum of \$59,166.67 on January 15, 1975, plus interest on the deferred or unpaid principal balance from time to time due hereunder, which shall accrue from July 8, 1972 at the rate of 7% per annum, and shall be payable on the same dates as principal as hereinabove set forth

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 those pieces, parcels or tracts of land situate, lying and being on the Northern side of Sulphur Springs Road (S.C. Hwy. No. 87) on the Eastern and Western sides of Watkins Road, and the Western side of Reedy River, in Paris Mountain Township, Greenville County, South Carolina, being shown and designated as 32.86 acres and 24.49 acres on a Plat of Property of Ruby R. Graham, et al, made by Enwright Associates, Engineers, dated February 4, 1972, recorded in the RMC Office for Greenville County, S.C., in Plat Book 48, page 8, and having according to said plat the following metes and bounds, to wit: