

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, W. Ray Gibson and Mary Vance Gibson

hereinafter referred to as Mortgagor) is well and truly indebted unto W. M. Peace

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 **Twenty thousand eight hundred fifty-six and 25/100** - - - -

Dollars (\$ 20,856.25 ) due and payable

in three (3) equal, annual installments of \$6,952.08, beginning one year from date

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

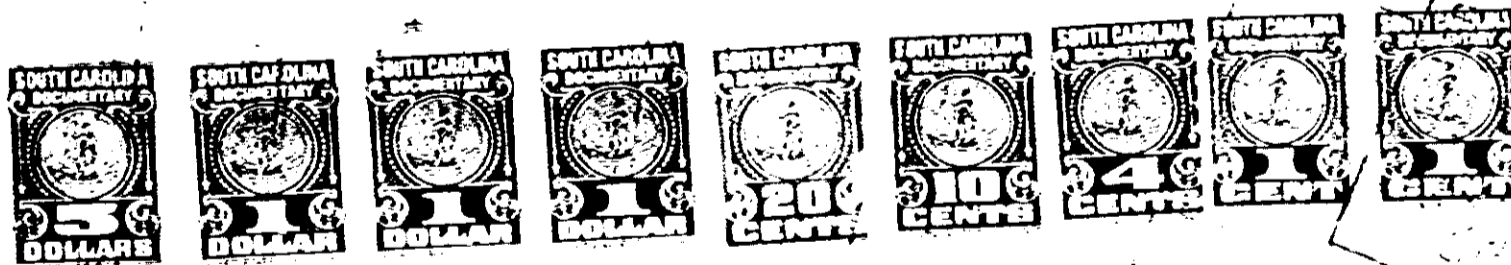
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and for all 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, on the northwesterly side of S. C. Highway # 417, being shown and designated as a 17.710 acre tract on a plat prepared by Freeland and Associates, February 28, 1975, and entitled "Property of W. Ray Gibson and Mary Vance Gibson", said tract having the following metes and bounds, to wit:

BEGINNING at an iron pin on the northwesterly side of S. C. Highway # 417 at corner of property of H. C. Hamby and running thence with the northwesterly side of said Highway S 54-03 W 432.5 feet to an iron pin; running thence along other property owned by W. Ray Gibson and Mary Vance Gibson N 38-37 W 840.0 feet to an iron pin; running thence S 54-03 W 315.0 feet to an iron pin; running thence with property of Eudy N 38-37 W 221.5 feet to an iron pin; running thence N 39-12 W 66 feet to an iron pin at corner of property of Furman; thence with the Furman line N 16-12 E 891 feet to an iron pin; thence with line of H. C. Hamby S 39-18 E 1,676 feet to the point of beginning.

THIS IS A PURCHASE MONEY MORTGAGE.



With all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining thereto, and all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures, and all other fixtures, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all fixtures and other things, 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 lawful authority to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as hereinbefore stated. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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