

FEB 2 3 43 PM '76

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLEY MORTGAGE OF REAL ESTATE
R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Preston H. Pace and Mary S. Pace

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. Metz Looper and Ruth B. Looper, their heirs and assigns

(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

Eleven Thousand and No/100 -----Dollars (\$ 11,000.00) due and payable

in 60 monthly installments of \$100.86, commencing on the 1st day of March, 1976, and on the same date of each successive month thereafter until paid in full as shown on note

with interest thereon from to date at the rate of nine (9%) 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, Bates Township, containing twelve to twenty-eight acres, more or less, and being more particularly described as follows:

BEGINNING at a point in the center of the White Horse Road and running thence along said road N. 55 E. 4.35 chains; thence along said road S. 86 E. 1.50 chains; thence along said road S. 57 E. 4.23 chains to a bend; thence along said road N. 41 E. 5.58 chains to a bend; thence N. 16-1/2 E. 2.28 chains along said road to the bridge; thence N. 31-3/4 W. 15.26 chains to a stone om; thence S. 69-1/2 W. 10.80 chains to a stone om; thence S. 73-1/2 W. 13.00 to a stone omx3; thence S. 7-3/4 E. crossing said road 30.50 chains to an iron pin; thence N. 16 E. 7.50 chains to an apple tree; thence S. 78 E. 3.20 chains to an iron pin; thence N. 73 E. 2.14 chains to an iron pin; thence N. 87 E. 2.42 chains to an iron pin; thence N. 8-1/2 E. 2.23 chains to an iron pin; thence N. 2 E. 3.12 chains to an iron pin; thence N. 26 E. 1.31 chains to an iron pin; thence N. 39 E. 2.48 chains to an iron pin; thence N. 8-1/2 E. 1.82 chains to an iron pin on the White Horse Road to the beginning corner.



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 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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