

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FEB 17 9 52 AM '77 MORTGAGE OF REAL ESTATE

DONNIE S. TANKRETT, TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, JASON HOMES, INC., A CORPORATION

(hereinafter referred to as Mortgagor) is well and truly indebted unto

WILLIAM F. ROBERTSON, III

(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 and No/100**
Dollars (\$ 3,000.00) due and payable

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

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:

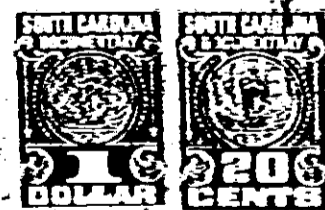
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 in Bates Township lying on the southerly side of Tigerville Road containing 12.53 acres, more or less, according to a Plat of Property of Martha Jane Lynn Estate prepared by Terry T. Dill, Surveyor recorded in Plat Book QQQ at page 27 and having, according to said Plat, the following metes and bounds to wit:

BEGINNING at an iron pin on the southerly side of Tigerville Road, joint front corner with property designated on said Plat as "Lathem Lot" and running thence with the edge of the right of way of Tigerville Road N. 89 E., 177 feet to an iron pin; thence S. 6 W., 310 feet to an iron pin; thence N. 89 E., 129 feet to an iron pin on the line of McAlister property; thence with said McAlister Property S. 10 W., 653 feet to an iron pin in or near Morgan Branch; thence with said Morgan Branch as the line (the traverse line being N. 67-30 W., 260 feet, N. 84-45 W. 370 feet, and N. 74-05 W. 180 feet) to an iron pin at a maple near said branch. Thence along the line of property now or formerly of D. H. Davidson, N. 10 E. 763.3 feet to an iron pin on the southerly edge of Tigerville Road; thence along said road N. 89 E. 89 feet to an iron pin at the corner of a lot of Broadus McCauley; thence with the line of said McCauley lot S. 4 E. 208.7 feet to an iron pin; thence N. 89 E. 312.4 feet to an iron pin; thence S. 4 E. 164 feet to an iron pin; thence, N. 88-23 E. 35.5 feet to an iron pin; thence N. 3 E. 173 feet to the point of beginning.

The above property description is less 1.19 acres previously conveyed to Julian Ray Pate and 3.55 acres presently under bond for title to Julian Ray Pate. Both deed and bond for title being of record in the R.M.C. Office for Greenville County, thus resulting in 7.79 acres remaining and covered by this mortgage.

The above property being a portion of that conveyed to mortgagor by deed recorded in Book 975, page 536 in the R.M.C. Office for Greenville County.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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