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GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEWEE S. TAYLOR, S.E.
P.H.C.

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

WHEREAS, Clyde E. and Barbara F. Anderson

(hereinafter referred to as Mortgagor) is well and truly indebted unto Fort Jackson Federal Credit Union,
its successors 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

Ten Thousand and No/100 ----- Dollars (\$ 10,000.00) due and payable
in 84 monthly installments of \$170.17

with interest thereon from to date at the rate of 10.8% 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, west of Marietta, South Carolina, just off Freeman's Bridge Rd. on a County Road and being a part of the property conveyed to Rixie Anderson deed recorded in Book 252 at Page 427 R.M.C. Office for Greenville County. Said property being more completely described according to plat and survey made by W. R. Williams, Jr., Engr./Surveyor #3979 with the following metes and bounds, to-wit: (Feb. 19, 1976, plat and survey)

BEGINNING on an iron pin in the center of dirt road, approx. 1226 ft. from Freeman's Bridge Rd., and running thence with center of said dirt road N. 49-19 W. 260.7 ft. to iron pin; thence still with center of dirt road N. 67-12 W. 97.8 ft. to iron pin; thence still with center of dirt road N. 87-24 W. 303.9 ft. to iron pin in center of dirt road; thence N. 57-40 E. 605.6 ft. to iron pin in logging road; thence with center of logging road (farm road) S. 36-13 E. 83.2 ft. to iron pin; thence still with center of farm or logging road S. 6-16 W. 100.0 ft. to iron pin; thence still with center of farm or logging road S. 47-50 E. 258.5 ft. to iron pin; thence S. 36-11 W. 254.5 ft. to the beginning corner. Containing 3.63 acres, more or less.

This property is conveyed subject to all restrictions, right of ways, easements and zoning ordinances of record or on the ground affecting said property.

This mortgage specifically covers the Wickes Fashion Manor, Model 1974, 24' x 52' rouble-wide mobile home, Serial Numbers A1603700054A and A1603700054B, located on the property.



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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