

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TAPPERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Ronald R. Edwards

(hereinafter referred to as Mortgagor) is well and truly indebted unto Billy A. Walls and Shirley M. Walls

(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 Five Hundred and NO/100

Dollars \$ 3,500.00 due and payable  
in monthly installments of Seventy Two and 66/100 (\$72.66) Dollars each, first payment due and payable thirty (30) days from date and to continue in like payments on the same date of each and every month thereafter until paid in full,

with interest thereon from date at the rate of nine -9- per centum per annum, to be paid in said monthly installments,

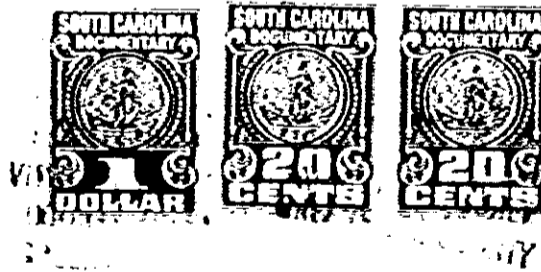
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, located six miles north of Greer, S.C., as shown on plat of property entitled "Property of Hubert Walls and Billy A. Walls", prepared by Wolfe and Huskey, Inc., Engs. on October 30, 1975, and having, according to said plat the following metes and bounds, plat being pleaded and made a part hereof and plat to be recorded herewith:

BEGINNING at an iron pin in the center of Cripple Creek Road and running thence N. 69-49 E. 859.6 feet to an iron pin; thence S. 57-50 E. 441.1 feet to an iron pin; thence S. 71-56 W. 1062.6 feet to a pin in the center of said road; thence N. 42-04 W. 115.5 feet to an iron pin in said road; thence N. 30-34 W. 100 feet to a point in said road; thence N. 22-33 W. 104 feet to the beginning corner, subject to all easements, rights of way, roadways, restrictions, zoning ordinances of record, on the recorded plats or on the premises.

This is that same property conveyed to mortgagor by deed of mortgagee this date and to be recorded on the 9 day of September, 1976, in RMC Office in Deed Book 1042 page 622.



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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