

Mortgagors' address: Route 2, Woodruff, S. C. 29388
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 1377 PAGE 913

MORTGAGE OF REAL ESTATE

SEP 16 1976

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DON W. S. TANKERSLEY

WHEREAS, Heyward F. Heosin and Inez H. Heosin

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. L. Cheek and Winnie D. Cheek

(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 NINETEEN THOUSAND AND NO/100 - - - - - Dollars (\$19,000.00) due and payable

with interest thereon from date at the rate of 8 per centum per annum, to be paid: as set forth in promissory note of even date;

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 accounts 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 Dunklin Township, and being shown and designated as Lot No. One (1) containing 2.22 acres on plat of property survey for W. L. Cheek and Winnie D. Cheek dated August 23, 1976, by F. E. Ragsdale, R. L. S. and on which plat said 2.22 acres hereby conveyed is more particularly described as follows: Beginning at an I. P. O. in the Northeastern edge of right of way of U. S. Highway No. 25, said point being 37.5 feet from the center of said U. S. Highway No. 25 and being a common corner with property owned by Johnny Graham and running thence from said beginning point along and with the Northeastern edge of right of way of U. S. Highway No. 25, North 44-58 West 366.4 feet to an I. P. N.; thence North 54-58 East 272.4 feet to an I. P. N.; thence South 43-46 East 364.0 feet to a flat I. P. O.; thence South 54-40 West 264.6 feet to the beginning I. P. O.; and being bounded on the Northeast by Allen D. Southern, on the Southeast by Johnny Graham, on the Southwest by right of way of U. S. Highway No. 25 and on the Northwest by Lot No. Two, all as shown on said plat; and being the same property conveyed by mortgagees herein to mortgagors herein by deed of even date to be recorded herewith.

This is a purchase money mortgage.



Together with all and singular rights, members, heritaments, 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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