GREENVILLE CO. S. C.
NOV 22 2 57 PM '76
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1383 PAGE 517

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Alvin R. Chappell and Faye J. Chappell,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company, Fountain Inn, S. C.,

(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 Seven Thousand Fifteen and 68/100 ($7,015.68) ----------Dollars ($ 7,015.68) due and payable

$129.92 on the 1st day of January 1977 and on the same date of each successive month thereafter until paid in full.

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, Fairview Township, containing 3.28 acres more or less, in accordance with plat made for T. Wayne Crolley and Mary H. Crolley by J. W. Eaton, R.L.S., dated February 15, 1975, and being more fully described in accordance with said plat, to-wit:

BEGINNING at a point in the center of a 50 foot new cut street, said point being 246 feet from the intersection of said new cut street with Fairview Road, and running thence along the center of said new cut street S. 75-20 E. 200 feet to a point; thence turning and running S. 11-27 W. 718.9 feet to an iron pin and passing over an iron pin 25 feet from the center of said new cut street on the edge of said street; thence turning and running N. 73-20 W. 200.6 feet to an iron pin; thence N. 11-27 E. 711.9 feet to a point in the center of said new cut street, being the point of beginning and said call passes over an iron pin on the edge of said new cut street 25 feet from center.

This being the idential property conveyed to mortgagors by T. Wayne Crolley and Mary H. Crolley by deed dated November 15, 1976 and to be recorded in the R. M. C. Office for Greenville County prior to recording this mortgage.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
NOV 22 '76
P.B. 11218
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Together with all and singular rights, members, herditaments, 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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