

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN.

1331 909

WHEREAS, John N. Landreth

(hereinafter referred to as Mortgagor) is well and truly indebted unto Carolina National Bank, Liberty, 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 Sixty-nine thousand eight hundred seven and 60/100

Dollars (\$ 69,807.60) due and payable in 120 monthly installments of five hundred eighty-one and 73/100 (\$581.73) dollars the first installment to be due and payable on the 16 day of April, 1977, and a like amount due and payable upon the same day of each and every month thereafter until the entire amount, principal, advancements and interest be paid in full.

with interest thereon from ^{maturity} ~~date~~ the rate of 5.5 per centum per annum, to be paid: and included in the payments hereinabove set forth.

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:

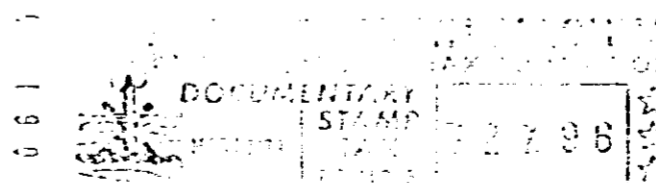
ALL that certain piece, parcel or lot of land situate, lying and being in the state of South Carolina, county of Greenville, being known as property of John N. Landreth, the Mortgagor, by plat of property by W. R. Williams, Engineer/Surveyor, #3979 which plat is dated March 11, 1977, and recorded at Book of Plats 66, page 6, RMC Office, Greenville County, and according to said plat being more particularly described as follows, to wit:

BEGINNING at an old iron pin at the Right of Way on Mill Road and running thence S 39-45 E 200 feet along Whitmire lands to an old iron pin; running thence with Whitmire lands S 54-30 W 100.4 feet to an old iron pin at Guest property; thence with lands of Guest N 39-32 W 99.1 feet to an old iron pin; thence continuing with lands of Guest S 50-28 W 123 feet to an iron pin at the Right of Way of Guest Street; thence with the Right of Way of Guest Street N 40-57 W 111.3 feet to an iron pin at the intersection of Guest Street and Mill Road; running thence along the Right of Way of Mill Road N 59-21 E 126.5 feet to an iron pin; continuing thence with the Right of Way of Mill Road N 49-18 E 100 feet to the point of BEGINNING.

This is that same property that was conveyed to the Mortgagor by Deed of Horace Miller, dated March 16, 1977, and recorded in Book of Deeds, Vol. 1052, page 964, in the Office of the RMC for Greenville County, South Carolina.

This property is conveyed subject to all easements, restrictions, zoning ordinances, and rights of way of record and on the ground which may affect said tracts.

The address of Mortgagor: 53 Iris Circle, Chickasaw Point, Oconee County, South Carolina



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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