

## MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA  
COUNTY OFMORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Susan D. Jaskwhich, Kathryn M. Jaskwhich, Marianne M. Jaskevich and Jane E. Jaskevich

hereinafter referred to as Mortgagor is well and truly indebted unto Edward J. Jaskwhich and Dorothy W. Jaskwhich

(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-seven thousand five hundred and 00/100 dollars in six equal installments of eleven thousand, two hundred fifty and 00/100 dollars (11,250.00) each, the first installment being due on the 28th day of December 1978 and the other installments being due the same day of each year thereafter until paid in full with the privilege to prepay in whole or in part.

with interest thereon from date at the rate of six (6%) per centum per annum, to be paid annually

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, the Mortgagee's heirs, 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

All that certain piece, parcel, or tract of land containing Thirty-Seven (37) acres, more or less, according to a plat prepared by H. S. Brockman, Surveyor, July 5, 1954, situated on the road leading from Greer to Roper Mountain and also on the road leading from Pelham to Brushy Creek Road, about two miles north of Pelham in Butler Township, Greenville County, State of South Carolina, having courses and distances according to a survey and plan of H. S. Brockman, Surveyor, dated July 5, 1954, as follows, to wit:

BEGINNING at an iron pin on the east side of the road leading to Brushy Creek, also known as the Augusta Road, and thence along said road N. 52-45 W. 206.5 feet to a point in the center of said road; thence along a ditch or gully as follows: S. 27-54 W. 157 feet; S. 62-39 W. 114 feet; S. 34-57 W. 167.2 feet; S. 70-50 W. 54 feet; S. 55-52 W. 115.7 feet; and S. 45-14 W. 134.8 feet to a stake on the bank of a branch; thence down said branch S. 28-05 W. 327 feet to the intersection of another branch; thence up the other branch S. 70-55 W. 402.5 feet to a bend; thence S. 49-55 W. 138 feet to a bend; thence S. 37-50 W. 115 feet to an iron pin on the bank of the branch; thence S. 54-18 E. 1704 feet, crossing the Roper Mountain Road to an iron pin; thence N. 41-30 E. 430 feet to an iron pin; thence N. 16-10 W. 1394 feet to an iron pin; thence N. 17-30 E. 305 feet to the beginning corner.

The within conveyance is subject to utility easements, rights-of-way, and restrictions of record.

This is the property conveyed by deed to Edward J. Jaskwhich and Dorothy W. Jaskwhich by M.T. Sloan dated January 16, 1968, as recorded in Deed Book 836, page 281 in records of Greenville County.

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.