

is understood that this lien constitutes a valid first mortgage on the described property.

MAR 28 1978
S. JANKERSLEY



MORTGAGE



WHEREAS Ronald G. & Bernice C. Lee (hereinafter also styled the mortgagor) in and by my (our) certain Note bearing even date herewith, stand firmly held and bound unto Poinsett Discount Co., Inc., Greenville, S. C. (hereinafter also styled the mortgagee) in the sum of

\$ 4,620.96 payable in 36 equal installments of \$ 128.36 each, commencing on the

15th day of May 19 78 and falling due on the same of each subsequent month, as in and by the said Note and conditions thereof, reference thereto had will more fully appear.

NOW, KNOW ALL MEN, that the mortgagor(s) in consideration of the said debt, and for the better securing the payment thereof, according to the conditions of the said Note, which with all its provisions is hereby made a part hereof; and also in consideration of Three Dollars to the said mortgagor in hand well and truly paid, by the said mortgagee, at and before the sealing and delivery of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said mortgagee, its (his) heirs, successors and assigns forever, the following described real estate:

Ronald G. Lee and Bernice C. Lee, their heirs and assigns forever:

All that certain lot of land near the City of Greenville, in Greenville County, State of South Carolina, and in the Gantt Township on the Northwestern side of Shirley Road, being known and designated as the Western portion of Lot No. 4 of property of Thomas Allen Childress and being shown on an unrecorded plat of said property prepared by Pickell & Pickell, Engineers, dated July 29, 1948, and also shown on a more recent plat prepared by Piedmont Engineering Service, Greenville, S. C., dated October 26, 1951, entitled "Property of J. C. Porter, Greenville County, S.C." according to said plat the premises herein conveyed having the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the Northwestern side of Shirley Road which iron pin is 197 feet from the intersection of Shirley Road and White Horse Road, and running thence N. 28-45 W. 170.9 feet to an iron pin; thence N. 61-15 E. 100 feet to an iron pin; thence S. 28-45 E. 170.9 feet to an iron pin on the Northwestern side of Shirley Road; thence along the Northwestern side of Road S. 61-15 W. 100 feet to an iron pin, the beginning corner.

This is the same property conveyed to the grantors herein by deed of J. C. Porter, dated October 10, 1962, and recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 708, at Page 483.

The Depth of the premises herein conveyed as described above is less than that as shown on the aforementioned plat prepared by Pickell and Pickell, and as set forth in deeds of conveyance to J. C. Porter in the RMC Office for Greenville County, S. C. in Deed Book 433, Page 378, and Deed Book 433, Page 379, and the discrepancy in description results from a widening of Shirley Road. It is the intention of the Grantors, however, to convey to the grantee all of the property heretofore conveyed to them by the said J. C. Porter, by his Deed hereinbefore mentioned.

This is the identical property conveyed to Ronald G. Lee and Bernice C. Lee by deed of Sidney W. Otey and Nellie V. Otey by deed recorded 4/27/63 in the office of the RMC for Greenville County, S. C. in Deed Book 721, page 387.

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