

101 Hampton Village, Taylors

STATE OF SOUTH CAROLINA
COUNTY OF

FILED
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: BOOK 1431 PAGE 130

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DONNIE S. TANKERSLEY

WHEREAS, Samuel L. Williams and W. James Williams, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Greer

(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 EIGHT THOUSAND FIVE HUNDRED DOLLARS AND NO/100THS-----Dollars (\$8,500.00) due and payable Eighty Six Dollars and 22/100ths (\$86.22) on the 1st day of June, 1978 and Eighty Six Dollars and 22/100ths (\$86.22) on the 1st day of each month thereafter until paid in full. Payment is to be applied to the interest and balance to the principal.

with interest thereon from date at the rate of NINE per centum per annum, to be paid: Monthly.

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:

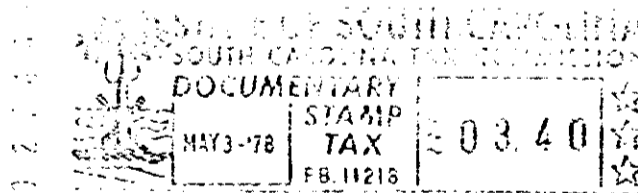
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on the southwestern side of Laurens Road (U. S. Highway 276), and having according to a survey prepared February 11, 1969, by Dalton & Neves, Engineers, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Laurens Road, which iron pin is the southeastern corner of Richland Way with Laurens Road, and running thence along Laurens Road S. 58-38 E. 147.3 feet to an iron pin; thence S. 31-22 W. 95.03 feet to an iron pin; thence N. 54-17 W. 102.68 feet to an iron pin; thence N. 34-52 E. 39.6 feet to an iron pin; thence N. 59-04 W. 50 feet to an iron pin on the easterly side of Richland Way; thence along Richland Way N. 35-17 E. 46.9 feet to the point of Beginning.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat (s) or on the premises.

The Mortgagors herein received the title to the above mentioned property under the will of their late father, Walter J. Williams, said will filed for probate in the Probate Court in Greenville, South Carolina in Apartment 1469, File 24.

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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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