

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

8 50 AM
RECORDED

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Thomas Daniel and Lavonia N. Snow

(hereinafter referred to as Mortgagor) is well and truly indebted unto Oliver A. Tucker and Frances M. Tucker

(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

Twenty-one thousand five hundred & No/100 ----- Dollars (\$ 21,500.00) due and payable

as follows: Two hundred eighteen dollars and 07/100 dollars (\$218.07) December 1, 1978

and \$218.07 the first day of each and every month until paid in full. Payment applies

first to interest and the balance to principal.

with interest thereon from date at the rate of 9 3/4 per centum per annum, to be paid:

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

All that certain piece, parcel or lot of land situate, lying and being in the State and County aforesaid, Chick Springs Township, lying south from Gibbs Shoals Road, being bounded on the southern side by lands formerly of Boiter, and being a part of the same land conveyed to me by Deed from J. E. McCall, November 20 th, 1946, recorded in the office of the R. M. C. for Greenville County in Deed Book 303 at page 183, and having the following courses and distances, to wit:

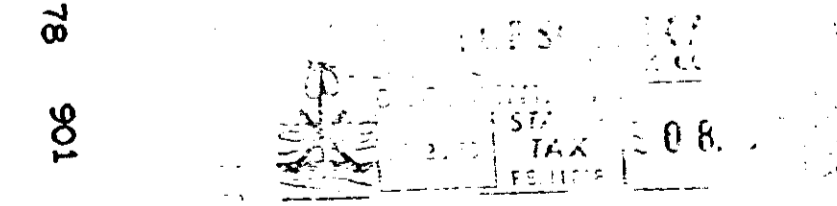
Beginning on an iron pin on the said Boiter line, the said pin being S. 40-30 W. 522 feet from the former northeast corner of my original tract and of the Boiter Tract, and runs thence with the said common line S. 40-30 W. 350 feet to an iron pin on the said line; thence a new line, N. 15-30 W. 215 feet to an iron pin near a driveway; thence N. 65-27 E. 286.8 feet to an iron pin; thence S. 24-30 E. 60 feet to the beginning corner, containing Ninety Two One-Hundreths (0.92) of one acre, more or less.

This being the same property conveyed to the Granitor by way of Deed, recorded in Greenville County R. M. C. Office, Deed Book 893, page 272, dated July 1, 1970, Clarence Egan Nichols.

Deed recorded in R. M. C. Office for Greenville County in Deed Book 1080, Page 462. Recorded June 5, 1978.

MORTGAGEE ADDRESS: P. O. Box 119, Greer, S.C. 29651

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NO 20 78
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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.

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