

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

FEB 8 2 28 PM '79

DONNIE S. TANSERSLEY
Tony M. C. Turner and Cynthia A. Turner

WHEREAS,

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

Mary Sue Anders

(hereinafter referred to as Mortgagee) as evidenced by the Mortgage's promissory note of even date herewith the terms of which are incorporated herein by reference, in the sum of

Five Thousand and no/100 ----- Dollars \$5,000.00 due and payable on demand

with interest thereon from date at the rate of -0- per centum per annum, to be paid on demand

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs or for any other purposes

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee 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 Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the Mortgagee, who 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 and singular thereto in anywise appertaining, situated, lying and being in the State of South Carolina, County of Greenville, lying and being in O'Neal Township, State and County aforesaid, and being known and designated as a tract containing 0.89 acres respectfully as is shown more fully on a plat of property of Ann Trammell Estate, dated 11-2-78, made by Lindsey and Associates, surveyed for Sybil L. Lister. Said plat is recorded in the Greenville County R. M. C. Office in Plat Book 6V at page 42, and is specifically referred to for a more complete property description.

DERIVATION: See Estate File of Sally T. Lynn, recorded in Greenville County Probate Court in Apartment 1520 at File 5.

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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 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 Mortgagee covenants that it is lawfully seized of the premises hereinafore described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or otherwise dispose of the same, and that the premises are free from all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons who may ever lawfully claim the same or any part thereof.