

P.O. Box 969
Greenville, SC

MORTGAGE OF REAL ESTATE—Prepared by R. H. AND R. W. SWEET, Attorneys at Law, Greenville, S. C. VOL 1460 PAGE 352

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

WHEREAS, JAMES G. PUTNAM

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTH CAROLINA NATIONAL BANK

(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-five Thousand and No/100-----

----- Dollars (\$ 25,000.00) due and payable

in quarterly reductions, for a term of one year, with the first payment being due on June 21, 1979 in the amount of \$6,663.66. Payments to be applied first to interest and balance to principal.

with interest thereon from date at the rate of 12% per centum per annum, to be paid: quarterly

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, located on the Southern side of County Road and having, according to plat entitled Property of James G. Putman, prepared by C. O. Riddle, dated April 4, 1967, having the following metes and bounds, to-wit:

BEGINNING at a nail in center of said County road, which nail is located N. 31-09 E. 29.6 feet from old iron pin on souther edge of Court Road and running thence along property of Alexander, S. 31-09 W. 1,235 feet to a stone in branch; thence with center line of said brance, the neanders of which are as follows: N. 45-58 W. 81.4 feet to a point; thence N. 33-25 W. 202 feet to a point; thence N. 18-50 W. 88 feet to a point; thence N. 75-29 W. 70 feet to a point in said branch, which point is located S. 8-55 W. 32.5 feet from old iron pin: thence leaving said branch and running thence with line of Burbage, N. 8-55 E. 870.5 feet to nail in center of said County road, passing over old iron pin 20 feet back on line; thence with the center line of said County road, S. 80-35 E. 779.9 feet to the beginning corner.

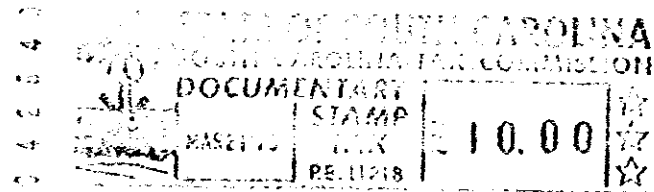
THIS being the same property conveyed to the mortgagor herein by deed of Mary Lucille Babb Putnam, dated April 15, 1967, recorded in RMC Office, Greenville County, S.C. on April 17, 1967 in Deed Book 817 at Page 600.

ALSO: All that certain piece, parcel or tract of land situate, lying and being in Greenville County, S.C., on western side of Stenhouse Drive, as shown on a plat entitled "Property of W. Roscoe Jones and Harold B. McKinney", prepared by C. O. Riddle, Registered Land Surveyor, dated May 19, 1962, and recorded in RMC Office, Greenville County, SC in Plat Book AAA, Page 111, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Stenhouse Drive at its intersection with a county road as shown on said plat, and running thence S. 25-54 E. 420 feet to an iron pin; thence S. 63-21 W. 92 feet to an iron pin; thence N. 25-54 W. 420 feet to an iron pin; thence N. 63-21 E. 92 feet to the point of beginning.

THIS being the same property conveyed to the mortgagor herein by deed of James H. Burns, dated March 1, 1979, recorded in the RMC Office, Greenville County, S.C. on March 5, 1979 in Deed Book 1097 at Page 820.

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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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