

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

VOL 1467 PAGE 607

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MAY 24 4 23 PM '79 MORTGAGE OF REAL ESTATE

DONNIE S. TANKERSLEY WHOM THESE PRESENTS MAY CONCERN:  
R.M.C.

WHEREAS, T. Walter Brashier and Christine M. Brashier

(hereinafter referred to as Mortgagor) is well and truly indebted unto Jean Young Martin and Southern Bank and Trust Company as Executors and Trustees under the Last Will and Testament of Charles Stowe Martin, Leonard M. Todd and C. B. Martin, Jr.

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

Forty five thousand and 00/100-----Dollars (\$ 45,000.00 ) due and payable according to the terms contained in three separate notes executed by the mortgagor to the mortgagees dated May 24, 1979, each in the principal amount of Fifteen thousand and 00/100 (\$15,000.00) Dollars, according to the terms thereof said notes being incorporated herein by reference thereto

with interest thereon from date at the rate of eight (8%) per centum per annum, to be paid annually on the unpaid principal balance

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 Mortgagee 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.

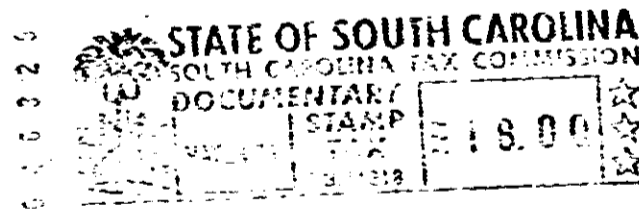
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the Town of Travelers Rest, on the southern side of Blue Ridge Drive, containing 3.9 acres, more or less, as shown on plat entitled "T. Walter Brashier", prepared by W. R. Williams, Jr., dated May 8, 1978, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin located on the southern side of the right of way of Blue Ridge Drive at a point 597 feet from the right of way of U. S. Highway No. 25 and running thence along the southern right of way of Blue Ridge Drive, S. 82-13 E. 260 feet to an iron pin; thence turning and running S. 22-04 W. 685.4 feet to an iron pin; thence turning and running N. 76-41 W. 254.9 feet to an iron pin; thence turning and running N. 22-04 E. 659.8 feet to the point of beginning. The plat referred to hereinabove is recorded in the RMC Office for Greenville County in Plat Book 7-A at page 56.

This is a portion of that same property conveyed to the Mortgagors hereby by deed from E. V. Beemer recorded in the RMC Office for Greenville County in Deed Book 1088 at page 252 on September 20, 1978.

THIS IS A SECOND MORTGAGE, junior in lien to that certain mortgage given by T. Walter Brashier and Christine M. Brashier to First Federal Savings and Loan Association on May 1, 1979 and recorded in the RMC Office for Greenville County on May 1, 1979 in Mortgage Book 1464 at page 916.

GCTO ----- MAY 28 79 1096



Mortgagee's address: C. B. Martin, Jr. PO Box 8895, Greenville, SC 29604

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 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 otherwise dispose of the premises 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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