

MORTGAGE OF REAL ESTATE

BOOK 1482 PAGE 402

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville  
ALL WHOM THESE PRESENTS MAY CONCERN:

FILED  
SEP 27 12 55 PM '79  
BONNIE TANDERSLEY  
R.M.C.

WHEREAS, we, Jessie J. Hamby and Ruby L. Hamby  
(hereinafter referred to as Mortgago) is well and truly indebted unto Carolyn D. McCall

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

Five Thousand, Seven Hundred and Fifty-Seven and <sup>Dollars (\$</sup>80/100 Dollars ) due and payable

\$75.00 per month, commencing one month from date and continuing at the rate of \$75.00 per month until paid in full, with each payment applied first to payment of interest and balance to principal

with interest thereon from date at the rate of 9 1/4% per centum per annum, to be paid: monthly

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

NOW, KNOW ALL MEN, That the Mortgago, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgago 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 Mortgago 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 Travelers Rest and containing 4.67 Acres according to a plat of the property of Jessie J. Hamby and Ruby L. Hamby as made by Charles F. Webb in June 1979 and recorded in the RMC Office for Greenville County in Plat Book 7N at page 93 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on Settlement Road and running thence South 50-36 East 651.13 feet to an iron pin at p.o.p. tree; running thence along the creek as the line, South 25-13 West 205.90 feet; running thence South 13-17 West 308.78 feet; running thence South 36-35 West 79.79 feet to p.o.; running thence North 19-24 West 867.49 feet to an iron pin; running thence North 46-38 West 98.35 feet to an iron pin or nail and cap in the center of Settlement Road; running thence along said Settlement Road, North 38-21 East 100 feet to a spike in the center of said Settlement Road, the beginning corner.

This being the same property conveyed to the Mortgagos herein by deed of the Mortgagee herein of even date herewith and recorded in the RMC Office for Greenville County simultaneously herewith.

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
TAX \$ 0 3 3

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 Mortgago 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 Mortgago further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgago and all persons whomsoever lawfully claiming the same or any part thereof.

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