

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } S.C. MORTGAGE OF REAL ESTATE

SEP 20 2 34 PM '79

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONALD STARRERSLEY
HLLC

WHEREAS, JAMES L. KEESE AND ZELPHA H. KEESE,

(hereinafter referred to as Mortgagor) is well and truly indebted unto ALBERT GEORGE BRICCO,

(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 Thousand and 00/100 Dollars (\$ 20,000.00) due and payable

according to the terms of that certain promissory note of even date herewith,

with interest thereon from date at the rate of nine (9%) per centum per annum, to be paid: with the principal.

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:

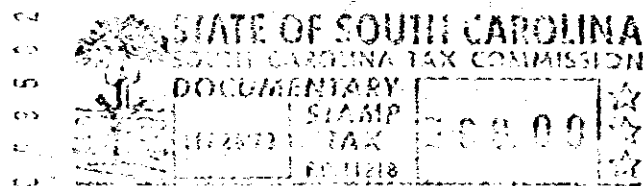
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the northwesterly side of Sanford Court near the City of Greenville, being known and designated as Lot No. 16 on Plat of Belmont Heights as recorded in the RMC Office for Greenville County, South Carolina in Plat Book GG at page 54 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Sanford Court, said pin being the joint front corner of Lots 16 and 17 and running thence with the northwesterly side of Sanford Court S. 67-22 W. 126 feet to an iron pin at the intersection of Sanford Court and Heard Drive; thence with the northeasterly side of Heard Drive N. 26-30 W. 93.5 feet to an iron pin; thence continuing with said drive N. 12-18 W. 100 feet to an iron pin, the joint corner of Lots 15 and 16; thence with the common line of said lots N. 80-41 E. 109.9 feet to an iron pin, the joint rear corner of Lots 16 and 17; thence with the common line of said lots S. 25-05 E. 166.6 feet to an iron pin on the northwesterly side of Sanford Court, the point of beginning.

The above-described property is the same acquired by the Mortgagors by deed from Albert George Bricco dated June 29 , 1979, said deed to be recorded herewith.

Purchasers, mortgagors shall be permitted to anticipate payment in whole or part at any time, without penalty.

RECORDED
-----3 SEP 28 79 1294



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 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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