

NET PROCEEDS OF LOAN \$11,825.39!

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

1487 PAGE 452

MAR 7 4 20 PM '80

WHEREAS, IRENE H. GODREY
WIDOW OF J. L. MONTGOMERY
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto THE PALMETTO 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 FIVE HUNDRED SEVENTY FOUR AND 44/100----- Dollars, \$ 25,574.44 due and payable

IN ACCORDANCE WITH NOTE THIS DATE SIGNED

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

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, being shown and designated as 10.21 acres on plat of Mrs. Irene H. Godrey as prepared by J. L. Montgomery, III, RLS dated January, 1980 and recorded in the RMC Office for Greenville County in Plat Book 70, Page 79, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point at the edge of SC Road 84 and running thence with said Road S. 7-25 W., 354.97 feet to a point; thence continuing with said Road S. 8-19 W., 365.51 feet to a point; thence still with said Road S. 8-19 W., 178.0 feet to a point; thence leaving said Road and running thence N. 71-50 W., 800.51 feet to a point; thence turning and running N. 44 E., 61.1 feet to a point; thence N. 15-33 E., 142.4 feet to a point; thence S. 83-45 E., 58.6 feet to a point; thence N. 39-36 E., 159.0 feet to a point; thence N. 38-14 E., 124.8 feet to a point; thence N. 42-45 E., 230.3 feet to a point; thence N. 50-30 E., 158.4 feet to a point; thence N. 86-42 E., 256.3 feet to a point at the edge of SC Road 84, the point of beginning.

This is the identical property conveyed to the mortgagor by deed of A. L. Hill as recorded in the RMC Office for Greenville County in Deed Book 1120, Page 440 recorded 2/12/80.

RECORDED
DOCUMENTARY
MAR 7 1980
R.M.C.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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