

FILED
CO. S. C.
MAY 5 3 24 PM '80
DONALD W. WILKINS
SHERIDAN

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MORTGAGE

(Participation)

This mortgage made and entered into this 5th day of May 19 80, by and between Robert E. Stewart and Wanda A. Stewart (hereinafter referred to as mortgagor) and The Palmetto Bank

(hereinafter referred to as mortgagee), who maintains an office and place of business at 106 W. College Street, Simpsonville, South Carolina,

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all of the following described property situated and being in the County of Greenville State of South Carolina

ALL that certain piece, parcel or lot of land, situate, lying and being on Jamaica Road in the City of Greenville, County of Greenville, State of South Carolina and known and designated as Lot No. 220 of a subdivision known as Gower Estates, Section B, plat of which is recorded in the RMC Office for Greenville County in Plat Book XX at Page 36 and 37, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Buckingham Road at the joint front corner of Lots No. 219 and 220 and running thence along the common line of said lots N. 23-55 W. 188 feet to an iron pin; thence N. 70-46 E. 115 feet to an iron pin on Jamaica Road; thence along the western side of Jamaica Road S. 19-14 E. 160 feet to an iron pin; thence with the curve of the intersection of Jamaica Road with Buckingham Road, the chord of which is S. 25-46 W. 35.4 feet to an iron pin on Buckingham Road; thence along Buckingham Road S. 70-46 W. 11.8 feet to an iron pin; thence continuing along the northern side of Buckingham Road S. 61-22 W. 60.2 feet to an iron pin, the point of beginning.

DERIVATION: This being the same property conveyed to the Mortgagors herein by deed of Richard C. Blanton, dated November 10, 1976 and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1045 at Page 947 on November 10, 1976.

GREENVILLE COUNTY, S. C.
RECORDED
MAY 5 1980

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Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, lighting, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby declaring that it is intended that the items herein enumerated shall be deemed to have been permanently installed as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above described property (provided, however, that the mortgagor shall be entitled to the possession of said property and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate, if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated May 5, 1980, in the principal sum of \$ 233,000.00 signed by Robert E. Stewart and ~~Wanda A. Stewart.~~

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O.S.

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