

P.O. Box 68, Hartwell, Ga

MORTGAGE OF REAL ESTATE—Offices of John E. Cheros, Attorney at Law, Greenville, S. C.

GREENVILLE CO. S. C.

BOOK 1530 PAGE 423

JAN 13 10 52 AM '81

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. FANKERSLEY
R.M.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Devenger Road Land Company, a Partnership
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Beele Pipeline Co., Inc.

(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 One Hundred Thousand

and no/100----- DOLLARS (\$ 100,000.00) with interest thereon from date at the rate of 14 per centum per annum, said principal and interest to be repaid:

Due and payable on January 31, 1981. Mortgagee agrees to release individual lots from the lien of this mortgage without any payment toward principal, PROVIDED, however, that no less than fifteen (15) lots will remain under the lien of the mortgage at all times unless a principal reduction is made for the payment of release of said lots.

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,

All those certain pieces, parcels or lots of land lying in the State of South Carolina, County of Greenville, shown as:

Lots 189, 190, 191, 192, 193, 194, 195, 196, 197 & 198 in Devenger Place, Section 9, recorded in Plat Book 6H at page 71 and having such courses and distances as will appear by reference to said plat.

Lots 221, 239 of Devenger Place, Section 11, recorded in Plat Book 7C at page 91 and having such courses and distances as will appear by reference to said plat.

Lots , 251, 254, 261, 263, 265, 267, 269, of Devenger Place, Section 12, recorded in Plat Book 7X at page 18 and having such courses and distances as will appear by reference to said plat.

Being a portion of the property conveyed by Bankers Trust of South Carolina as Executor and Trustee under the Will of Fred H. Hudson, recorded November 14, 1975 in Deed Book 1027 at page 333.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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