

MORTGAGE OF REAL ESTATE—Office of LEHMAN A. MOSELEY, JR., Attorney at Law, Greenville, S. C. 29615-321

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GR: FILED
FEB 23 3 51 PM '81
SIGNED: HANKERSLEY
R.M.C.

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

WHEREAS, JAMES E. WYNN AND BOBBIE JEAN C. WYNN

(hereinafter referred to as Mortgagor) is well and truly indebted unto LLOYD W. GILSTRAP, JR. HIS HEIRS
AND ASSIGNS FOREVER:

(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

J.E.W. B.J.W.
EIGHT THOUSAND SIX HUNDRED AND NO/100 ----- Dollars (\$ 8,600.00) due and payable
AS FOLLOWS: \$ 113.26 to be paid on or before the 20th day of March, 1981,
and \$ 113.26 to be paid on or before the 20th day of each and every
successive month thereafter, until paid in full. All payments to be
applied first to interest then to principal.
with interest thereon from date at the rate of 15% per centum per annum, to be paid: Monthly

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, the Mortgagee's heirs, 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

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the southwestern side of Pine Grove Road and being known and designated as Lot No. 6 on plat of Pine Grove Heights recorded in the R.M.C. Office for Greenville County in Plat Book 'Y', at Page 85, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Pine Grove Road at the joint front corner of Lots Nos. 5 and 6 and running thence along said Road S. 64-30 E. 100 feet to an iron pin; thence along the joint line of Lots Nos. 6 and 7 S. 25-30 W. 158 feet to an iron pin, thence N. 64-30 W. 100 feet to an iron pin; thence along the joint line of Lots Nos. 5 and 6 N. 25-30 E. 158 feet to the point of beginning.

The above is the same property conveyed to the Mortgagors by deeds recorded in the R.M.C. Office for Greenville County in Deed Book 822 at page 160 and Deed Book 1028 at page 692, *By JAMES ALBERT BURDINE, JR.,*
Recorded 20 June 67

This mortgage represents a first and superior lien on the above described premises.

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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 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 is 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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