

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

FILED
CO. S. C.
MAY 15 11 08 AM '81
SONN.
HARRISLEY
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 1511 PAGE 143

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, James C. Pearson & Deborah Jo Pearson

(hereinafter referred to as Mortgagor) is well and truly indebted unto James Pearson

(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 & No/100----- Dollars (\$ 20,000.00) due and payable

at the rate of One Hundred Ninety-Nine & 80/100 (\$199.80) Dollars each consecutive month, for twenty (20) years,,

with interest thereon from date at the rate of 10½ 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 in O'Neal Township, on the westerly side of S. C. Highway 253 containing 1.0 acre, and being more particularly shown and delineated on plat of Property Surveyed for the said James C. Pearson & Deborah Pearson by Lindsey & Associates dated June 16, 1980, and being recorded in the RMC Office for Greenville County in Plat Book 8-A, at Page 43, reference being craved to said plat for a more particular metes and bounds description.

ALSO: a right of way for purposes of ingress and egress along, through and across the following described property:

ALL that certain piece, parcel or strip of land 50 feet wide on the westerly side of S. C. Highway 253 containing 0.77 acre as shown on plat of property of Clifton L. Lister by Lindsey & Associates dated April 4, 1980 and recorded in the RMC Office for Greenville County in Plat Book 7-U at page 80, reference being craved to said plat for a more particular metes and bounds description.

For further reference see RMC Office for County & State aforesaid, Book 1125, Page 739. This conveyance made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

This is a portion of the property conveyed to Clifton L. Lister & Marian P. Lister by deed of Spartan C. Dill, dated February 24, 1967, and recorded in the RMC Office for Greenville County, in Deed Book 814, at Page 418.

Mortgagee's Address: Route #1, Sec. 1, St. 71-Port Bass
Fairplay, South Carolina 29643

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