

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

MORTGAGE OF REAL ESTATE

SEP 9 12 52 PM '81

WHEREAS, WALLACE BERRY BONNIE S. TANKERSLEY
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto JACK JONES WOOTEN AND BETTY M. WOOTEN

(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 SEVENTY-FIVE THOUSAND and 00/100 -----

Dollars (\$ 75,000.00 - 7 due and payable

in monthly installments of Six Hundred Eighty-One and 53/100 (\$681.53) Dollars, commencing on September 1, 1981, and continuing on the first day of each month for a period of twenty-five (25) years.

with interest thereon from date at the rate of ten per centum per annum, to be paid: as above stated. Mortgagor reserves the right of prepayment without penalty.

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

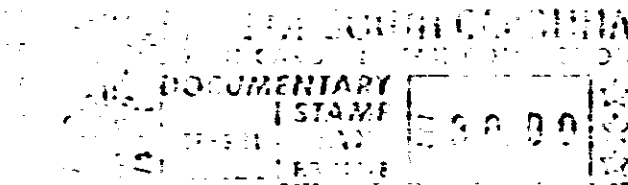
ALL that certain piece, parcel of lot of land situate, lying and being on the Eastern side of Highway No. 253, near the intersection of Old Buncombe Road and Highway No. 253, in Greenville County, South Carolina, being shown and designated as two (2) small triangles containing .0270 acres and .0014 acres on a plat of Cone Mills, Inc., made by T. Craig Keith, RLS, on April 22, 1981, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a Brass Mon. on the Eastern side of Highway No. 253 and running thence S. 64-07 E. 25 feet to a Brass Mon.; thence along the Wooten line S. 28-15 W. 94.3 feet to a Brass Mon.; thence S. 28-15 W. 17.7 feet to a point along the Highway 253 right-of-way; thence N. 5-12 E. 17.3 feet to a point along the Highway right-of-way; thence S. 76-45 E. 7.0 feet to a Brass Mon.; thence along Highway 253 right-of-way N. 13-15 E. 96.6 feet to a Brass Mon., the point of BEGINNING.

ALSO: ALL that certain piece, parcel of lot of land situate, lying and being on the Southern side of Old Buncombe Road in Greenville County, South Carolina, being shown and designated as .195 acres on a plat prepared by T. Craig Keith, RLS, No. 1712 on August 31, 1981, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Southern side of Old Buncombe Road and running thence along the line of Duke Power Company, S. 28-15 W. 115.36 feet to a point; thence running along the Wooten line N. 61-33 W. 75 feet to a point; thence running N. 28-15 E. 17.7 feet to a Brass Mon.; thence continuing N. 28-15 E. 94.3 feet to a Brass Mon. on the Southern side of Old Buncombe Road; thence continuing along Old Buncombe Road S. 64-07 E. 75 feet to the point of BEGINNING.

This being the same property conveyed to the Mortgagor herein by deed from Jack J. Wooten and Betty M. Wooten, recorded of even date herewith.



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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 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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