

Mortgagee's Address: 1435 Augusta Road, Greenville, S.C. 29605

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

SEP 25 3 39 PM '81

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 1553 PAGE 708

WHEREAS, Herbert E. Riddle, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Dynamic Enterprises

(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 Forty Six Thousand and no/100-----
Dollars \$46,000.00 ; due and payable

as per the terms of that promissory note dated September 24, 1981

with interest thereon from date at the rate of 8% 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

ALL that lot of land with the buildings and improvements thereon, situate at the north-west corner of the intersection of Old Augusta Road, and Beck Avenue, in the City of Greenville, in Greenville County, S.C. being shown as a portion of Lots 7 and 8 on plat of Augusta Road Ranches, made by Dalton & Neves, Engineers, April, 1941, revised April, 1942, recorded in the RMC Office for Greenville County, South Carolina in Plat Book M at Page 47, and having according to said plat and a survey made by R. K. Campbell, June 9, 1961, the following metes and bounds:

BEGINNING at an iron pin on the west side of Old Augusta Road, in the center of the front line of Lot No. 7 and running thence along the west side of Old Augusta Road S. 4-42 W. 65 feet to an iron pin; thence with the curve of Old Augusta Road and Beck Avenue (the chord being S. 47-14 W. 36.8 feet) to an iron pin on the north side of Beck Avenue; thence along the north side of Beck Avenue, S. 89-47 W. 102.3 feet to an iron pin; thence N. 0-13 W. 90 feet to an iron pin; thence N. 89-47 E. 135 feet to an iron pin on the west side of Old Augusta Road, the point of beginning.

ALSO:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on Dorsey Boulevard, being known and designated as Lot 11, Section 1, as shown on plat entitled "Subdivision for Abney Mills, Brandon Plant, Greenville, South Carolina", made by Dalton & Neves, Engineers, Greenville, South Carolina, dated February, 1959 and recorded in the RMC Office for Greenville County in Plat Book QQ at Pages 56 and 59, and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description. According to said plat the within described lot is also known as No. 56 Dorsey Boulevard and fronts thereon 67 feet.

ALSO:

ALL that piece, parcel or lot of land, situate, lying and being on the southern side of North Haven Drive near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 29 of a subdivision known as Buncombe Park, plat of which is recorded in the RMC Office for Greenville County, plat of which is recorded in the RMC Office for Greenville County in Plat Book M at Page 12, said lot having such metes and bounds as shown thereon.

THESE being the same parcels of land conveyed to the mortgagor herein by deed of the mortgagee and recorded herewith.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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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