

OCT 30 AM '81

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

DEED TRANSFER MORTGAGE OF REAL ESTATE  
R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, GEORGE M. ROSS

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. H. McINTYRE

(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

Five Thousand and No/100----- Dollars (\$ 5,000.00 ) due and payable

pursuant to the provisions of that certain Promissory Note executed October 8, 1981, the terms of which are incorporated herein by reference,

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of 10 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, lying and being in Butler Township and being a portion of Lot No. 5, said Lot containing 4.6 acres more or less as shown on the plat of R. W. Ross Property, made by J. Mac Richardson, dated October 5, 1959 and recorded in the R.M.C. Office for Greenville County in Plat Book AAA, at Page 168, and said portion containing one acre as shown on a more recent plat of the Property of George M. Ross, prepared by Jones Engineering Service, dated April 22, 1980 and having, pursuant to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin, the joint corner of Lots Nos. 3 and 5 and running thence N. 59-45 E. 268 feet to an iron pin; thence running S. 37-46 E. 164 feet to an iron pin; thence running S. 59-45 W. 268 feet to an iron pin; thence running N. 37-45 W. 165 feet to an iron pin, the point of BEGINNING.

This is a portion of the property conveyed to the Mortgagor herein by deed of Inez Ross Jones, dated April 18, 1975 and recorded in the R.M.C. Office for Greenville County in Deed Book 1017, at Page 342.

Mortgagee's address: Route #8, Box 482, Greer, South Carolina, 29651.

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX  
02.00  
OCT 31 1981

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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