

MARCHBANKS, CHAPMAN, & HARTER, P.A.
MORTGAGE OF REAL ESTATE -

No TITLE SEARCH
111 TOY STREET, GREENVILLE, S. C. 29603

Grantor's Address: Route 1, White Horse Rd.
Greenville, SC 29611

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE S.C. MORTGAGE OF REAL ESTATE

BOOK 1584 PAGE 471

FEB 25 12 20 PM '82
FROM WHOM THESE PRESENTS MAY CONCERN:

DONNIE JENNERSLEY
R.M.C.

WHEREAS, We, Ernest R. James and Gwendolyn James,

(hereinafter referred to as Mortgagor) is well and truly indebted unto George W. McAdams, Jr.

(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 Fifty Eight Thousand and 00/100----

Dollars (\$ 58,000.00) due and payable

in monthly installments of \$559.72 and as more fully described in Note of even date.

with interest thereon from _____ date _____ at the rate of 10% per centum per annum, to be paid: monthly

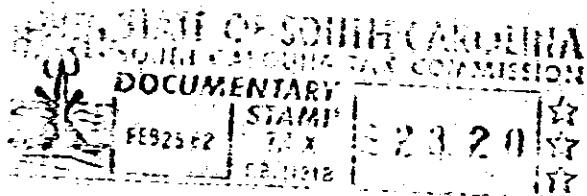
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, 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, in Paris Mountain Township known and designated as Lot No. 13 according to a plat made by J. A. Pickens, Surveyor, January, 1952, and having the following metes and bounds, to-wit:

BEGINNING with an iron pin on an unnamed street 200' from a 35 foot street leading to the White Horse Road at the joint corners of lots #12 and #13 and running thence N. 88-05 E. between said lots 200' to an iron pin; thence along property of R. W. Jones N. 3-35 W. 100' to an iron pin of lot #14; thence along line of lot #14 S. 88-05 W. 200' to an iron pin on unnamed street; thence along unnamed street S. 3-35 E. 100' to beginning point.

This being the same property conveyed to the Mortgagees herein by deed of George W. McAdams, Jr., Mortgagor, dated February 25, 1982 and recorded in the RMC Office for Greenville County in Deed Book 1162 at Page 923.



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 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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