

MORTGAGE OF REAL ESTATE

BOOK 1584 PAGE 528

STATE OF SOUTH CAROLINA } FILED MORTGAGE OF REAL ESTATE
COUNTY OF GREENVILLE } GREENVILLE S.C.
TO ALL WHOM THESE PRESENTS MAY CONCERN:

RECORDED TO 21 AM '82

CONNOR P. PERSLEY

WHEREAS, I, Kenneth L. Towe

(hereinafter referred to as Mortgagor) is well and truly indebted unto Floyd L. Arrowood

(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 Three Thousand One Hundred Forty Eight and 20/100 Dollars (\$ 3,148.20) due and payable as stated therein, Maturity date September 24th, 1982.

with interest thereon from at the rate of per centum per annum, to be paid:

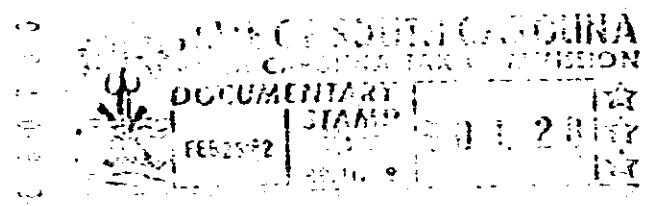
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 known and designated as a part of Lot 8, of a subdivision known as Avice-Dale of the property of J. T. looper according to a plat thereof recorded in the FMC Office for Greenville County, S. C., in Plat Book BB, at page 6, and is more fully shown on a plat of property of William T. Daniel and Rosezelia C. Daniel, prepared June 18, 1969, by Carolina Engineering and Surveying Company and having, according to the latter mentioned plat, the following metes and bounds, to wit:

Beginning at an iron pin on the southwestern side of Spencer Street, 181 feet from its intersection with Avice Dale Drive and running thence along a line through Lot 8, S. 38-29 W., 607.1 feet to an iron pin on the bank of Saluda River; running thence with the Bank of Saluda River, N. 55-0 W., 100 feet to an iron pin at the corner of Lot 9; thence along line of Lot 9, N. 38-27 E. 618 feet to an iron pin on the southwestern side of Spencer Street; thence with the southwestern side of Spencer Street, S. 47-48 E., 100 feet to the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of Patricia Poberts Harris, Secretary of Housing and Urban Development of Washington, D. C. dated August 24, 1977 an recorded in Deed Book 1064 at page 359 on September 8, 1977.



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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 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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