

MORTGAGE OF REAL ESTATE -

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BOOK 1566 PAGE 325

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

2 25 PM '82

MORTGAGE OF REAL ESTATE

DON... TARKERSLEY TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.H.C

WHEREAS, Paul Dan Kyzer and Susie Kyzer

(hereinafter referred to as Mortgagor) is well and truly indebted unto Orville David Park, Jr. and Pantha W. Park

(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 Fourteen Thousand Three Hundred Fourteen and 54/100-----
-----Dollars (\$ 14,314.54) due and payable

September 1, 1994

with interest thereon from Feb. 1, 1982 at the rate of six (6%) 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:

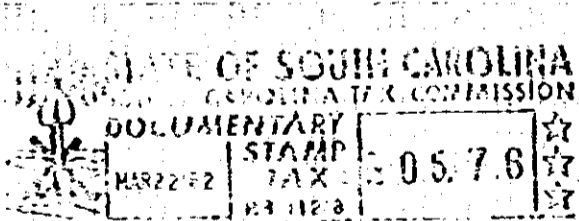
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville and being lot 22 and part of lot 23 of Club View Heights as shown on a plat of survey recorded in the RMC Office for Greenville County at Plat Book 2-L, Page 27, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Traynham Boulevard at the joint front corners of lots 21 and 22 and running thence N. 27-08 W. 116.95 feet to an iron pin; thence N. 64-55 E. 167.53 feet to an iron pin; thence S. 39-59 E. 52.62 feet to an iron pin; thence S. 18-22 E. 60.28 feet to an iron pin; thence S. 62.51 W. 170.00 feet to the point of beginning.

THIS is the same property conveyed to the Mortgagors herein by deed of J. P. Traynham, Sr. recorded in the RMC Office for Greenville County on the 15th day of October, 1970, in Deed Book 900, Page 437 and by deed of Edith A. Sayer recorded in the RMC Office for Greenville County in Deed Book 802, Page 329, on the 19th day of July, 1966.

THIS conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises, or on the recorded plats, which affect the property hereinabove described.

STATE OF SOUTH CAROLINA
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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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