

SEP 30 11 26 AM '82

BOOK 1581 PAGE 831

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY
R.M.C.

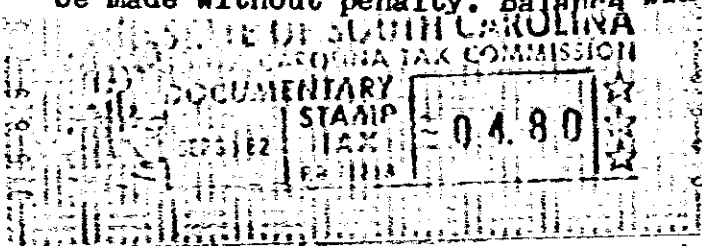
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Robert B. Dupree and Betty Sue Dupree

(hereinafter referred to as Mortgagor) is well and truly indebted unto McElrath & Tucker, Inc.

(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

Twelve thousand & No/100 -----Dollars (\$ 12,000.00) due and payable as follows: \$279.22 October 3, 1982 and \$279.22 the third day of each and every month until paid in full. Payment applies first to interest and balance to principal. Pre payments may be made without penalty. Balance may be paid off at any time without penalty.



with interest thereon from _____ date at the rate of 14 % 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 certain piece, parcel or lot of land situate lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 85 on a plat of Belmont Heights, Section 2, recorded in the R.M.C. Office of Greenville County, South Carolina in plat book 4R at page 98 and being further shown as Lot 85 on a plat of property of McElrath & Tucker, Inc., recorded in plat book 8X at page 67 in the R.M.C. of Greenville County, S. C. and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a point on pine Forest Drive at the joint front corner of Lots Number 85 and 86 and running thence with said line S 41-48 E 322.8 feet to a point; thence S 53-10 W 183.4 feet to a point; thence running with the line of Lot 84 N 26-26 W 309.6 feet to an iron pin; thence running with Pine Forest Drive N 46-17 E 25 feet to a point; thence continuing N 42-17 E 75 feet to the point of beginning.

This being the identical property conveyed to Grantor by deed of John W. Hudson, recorded in the R.M.C. Office of Greenville County, S. C. on January 29, 1982 in deed book 1161 at page 653 (11) - 289 - T 18.1 - 2 - 26

ALSO, All that certain piece, parcel of lot of land situate lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 86 on a plat of Belmont Heights, Section 2, recorded in the R.M.C. Office of Greenville County, S. C. in plat book 4R at page 98 and being further shown as Lot 86 on a plat of property of McElrath & Tucker, Inc., recorded in the R.M.C. Office of Greenville County, S. C., in plat book 8X at page 66, and having, according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on Pine Forest Drive at joint front corner of Lots Numbers 86 and 87 and running with said line S 47-43 E. 302.8 feet to a point; thence running S 34-36 W 135.0 feet to a point; thence running with a line of Lot 85 N 41-48 322.8 feet to a point; thence running with Pine Forest Drive N 42-17 E 100 feet to the point of beginning.

This being the identical property conveyed to Grantor by deed of John W. Hudson, recorded in the R.M.C. Office of Greenville County, S. C. on January 29, 1982 in deed book 1161 at page 652. (11) - 289 - T 18.1 - 2 - 27

This being the same property conveyed to Robert B. and Betty Sue Dupree by deed of McElrath & Tucker, Inc. recorded September 30, 1982.

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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