

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

GREENVILLE COUNTY, S. C.  
Oct 7 4 20 PM '82  
DONNIE S. TANKERSLEY  
R.M.C

BOOK 1582 PAGE 690  
MORTGAGE OF REAL PROPERTY

THIS MORTGAGE made this 30 day of September, 19 82,  
among Carlos A. Neal and Matilda Neal (hereinafter referred to as Mortgagor) and  
Allstate Enterprises, Inc. a Delaware Corporation (hereinafter referred to as Mortgagee):  
401 McCullough Drive, Charlotte, N.C. 28213

WITNESSETH THAT, WHEREAS, Mortgagor is indebted to Mortgagee for money loaned for which  
Mortgagor has executed and delivered to Mortgagee a Note of even date herewith in the principal sum of  
Six Thousand & 00/100 (\$ 6000.00), the final payment of which  
is due on October 10 19 86, together with interest thereon as  
provided in said Note, the complete provisions whereof are incorporated herein by reference;

AND WHEREAS, to induce the making of said loan, Mortgagor has agreed to secure said debt and interest  
thereon (together with any future advances) and to secure the performance of the undertakings prescribed in the  
Note and this Mortgage by the conveyance of the premises hereinafter described:

NOW, THEREFORE, in consideration of the aforesaid loan and the sum of Three Dollars (\$3.00) cash in  
hand paid to Mortgagor, the receipt of which is hereby acknowledged, Mortgagor hereby grants, sells, conveys,  
assigns and releases to Mortgagee, its successors and assigns, the following described premises located in  
Greenville County, South Carolina:

All that certain piece; parcel or lot of land lying and being at the inter-  
section of Edgewood Drive and Devon Drive, in the Town of Mauldin, County of  
Greenville, State of South Carolina, known and designated as Lot 17 of a  
Subdivision known as "An Addition to Knollwood Heights, Section 3" Plat of  
which is recorded in the RMC Office for Greenville County in Plat Book WW, Page 6, and having, according to said Plat, the following metes and bounds,  
to-wit:

BEGINNING at a point on the Southeastern side of Edgewood Drive, and running  
thence S. 44-58 E., 120.0 ft. to a point; thence along a line of Lot 65, S.  
45-28W., 160.0 ft. to a point on the Northeastern edge of Devon Drive; thence  
along the Northeastern edge of Devon Drive, N. 47-27 W., 95.0 ft. to a point;  
thence along the edge of the curve of the Eastern corner of the intersection  
of Devon Drive and Edgewood Drive, the chord of which is N. 4-01W., 36.22  
ft., to a point; thence along the Southeastern edge of Edgewood Drive, N.  
42-33 E., 90 ft. to a point; thence continuing along the Southeastern edge  
of Edgewood Drive, N. 53-21 E., 51.0 ft. to the beginning corner.

This is the same property conveyed to the grantors by deed recorded in the  
RMC Office for Greenville County in Deed Book 999, Page 695.

ALSO ALL that piece, parcel or lot of land situate, lying and being in  
Mauldin, Greenville County, South Carolina, being a triangular strip adjoining  
Lot 17 of Addition to Knollwood Heights, Section 3 on the southern side of  
Edgewood Drive and having the following metes and bounds:  
(continued on attached)

Together with all and singular the rights, members, hereditaments and appurtenances to said premises  
belonging or in anywise incident or appertaining. Including but not limited to all buildings, improvements,  
fixtures, or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or  
articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light,  
power, refrigeration, ventilation or other services, and also together with any screens, window shades, storm  
doors and windows, screen doors, awnings, stoves and water heaters (all of which are declared to be a part of  
said real estate whether physically attached thereto or not).

TO HAVE AND TO HOLD the same with all privileges and appurtenances thereunto belonging to Mortgagee,  
its successors and assigns, forever, for the purposes hereinafter set out and Mortgagor covenants with Mortgagee,  
its successors and assigns, that Mortgagor is seized of, and has the right to convey, the premises in fee simple;  
that the premises are free and clear of all encumbrances except for a prior Mortgage, if any; and that Mortgagor  
will warrant and defend title to the premises against the lawful claims of all persons whomsoever.

MORTGAGOR COVENANTS with Mortgagee, its heirs, successors and assigns as follows:

1. NOTE PAYMENTS. Mortgagor shall make timely payments of principal and interest on the above  
mentioned Note in the amounts, in the manner and at the place set forth therein. This Mortgage secures payment  
of said Note according to its terms, which are incorporated herein by reference.

2. TAXES. Mortgagor shall pay all taxes, charges and assessments which may become a lien upon the  
premises hereby conveyed before any penalty or interest accrues thereon and shall promptly deliver to  
Mortgagee (at its request) official receipts evidencing payment thereof. In the event of the passage after the date  
of this Mortgage of any law imposing a federal, state or local tax upon Mortgage or debts secured thereby, the  
whole principal sum (together with interest) secured by this Mortgage shall, at the option of Mortgagee, its  
successors and assigns, without notice become immediately due and payable.

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