

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
DEC 2 2 59 PM '82  
S. C.

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

WHEREAS, DAVID R. WILLIAMS M.C.  
DONN TANNERSLEY

(hereinafter referred to as Mortgagor) is well and truly indebted unto MELVIN L. JARRARD AND CLARA F. JARRARD

(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

TWENTY-THREE THOUSAND EIGHT HUNDRED THIRTY-THREE Dollars (\$23,833.76-) due and payable  
& 7600-----  
\$300.00 or more to be paid on December 15, 1982, and \$300.00 or more to be paid monthly until paid in full

with interest thereon from December 15, '82 at the rate of 12 per centum per annum, to be paid:  
on the 15th of each month beginning with December 15, 1982 payment.

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, Cleveland Township, on the south side of Geer Hwy. (U.S. Hwy. 276) and S. C. Hwy. 11, containing .41 acres according to plat made by W. R. Williams, Jr., Surveyor, for M. L. Jarrard and Clara F. Jarrard on July 10, 1980, and recorded in Plat Book 2-A, page 49, and having the following metes and bounds, to-wit:

BEGINNING at an i.p. on the right -of-way of Geer Hwy. 374.4 ft. east of the Middle Saluda River Bridge; continuing with said highway S. 87 - 20 E. 197.3 ft. to an i.p.; thence, S. 11 - 43 W. 159.5 ft. to an i.p. near chain link fence; continuing parellel to said fence n. 50 - 25 W. 223.6 ft. to an i.p.; thence N. 18 - 24 E. 24.1 ft. to the beginning corner. It is the intent of the Grantors that the chain link fence is to remain the property of the Grantors. The fence is located a few inches off the line.

It is also understood that the 1977 Double Wide 40' long X 24' Wide Conostoga Mobile Home (Serial No. 9258 A & B) which is carried on the County Tax Books as a permanent home, is included in the purchase price.

This Being the same property conveyed to the Mortgagor by deed of the Mortgagee to be recorded herewith.

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX  
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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 fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

DO 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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