

GR: 100 S.O.

Mortgagor's Address:

JAN 17 2 24 PM '83

470 Haywood Road
Greenville, S.C. 29615

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONALD S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 1592 PAGE 122

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JULIUS C. BILLINGSLEY

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. B. DRAKE and SALLY B. DRAKE

(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 Ten Thousand Five Hundred and No/100ths

Dollars (\$10,500.00) due and payable

as set forth in Note of even date

with interest thereon from date at the rate of / per Note
per centum per annum, to be paid per Note

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, in the City of Mauldin, being known and designated as Lot #17 on a plat of Bishop Heights, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book BBB, at Page 171, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Bishop Drive, at the joint front corner of Lots 16 and 17 and running thence along Bishop Drive, N. 45-05 E. 51.5 feet to an iron pin; thence N. 45-05 E. 40 feet to an iron pin, joint front corner of Lots 17 and 18; thence N. 64-18 W. 229.3 feet to an iron pin; thence S. 25-10 W. 130 feet to an iron pin; thence S. 75-24 E. 215 feet to an iron pin, the point of beginning.

THIS is that same property conveyed to the Mortgagor herein by deed of Leake & Garrett, Inc. dated November 25, 1975 and recorded in the R.M.C. Office for Greenville County in Deed Book 1030 at Page 234 on January 15, 1976.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
JAN 17 83 TAX \$04.20
PP. 11213

072200 SCT
2 JAN 17 83 1464

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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