

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
APR 1 8 59 AM '83

WHEREAS, DONNIE S. LAMACOMBER AND DIANE W. MACOMBER
MICHAEL S. LAMACOMBER

(hereinafter referred to as Mortgagor) is well and truly indebted unto THOMAS L. HAWKINS AND DORIS R. HAWKINS

(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 Sixteen Thousand One Hundred Twenty-Two and 59/100ths Dollars (\$16,122.59) due and payable three years from the date of execution of this mortgage. Interest shall be simple interest at the rate of twelve per cent (12%) per year. Interest is to be paid each and every year on the anniversary date of the signing of this mortgage. The final payment shall consist of payment of entire principle plus one year's interest.

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 lying situate and being in School District 355, Cleveland Township, County of Greenville, State of South Carolina, being more particularly described according to a plat prepared by Webb Surveying and Mapping Company, dated July, 1977, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 6-I at page 44, and having according to said plat, the following metes and bounds, to wit:

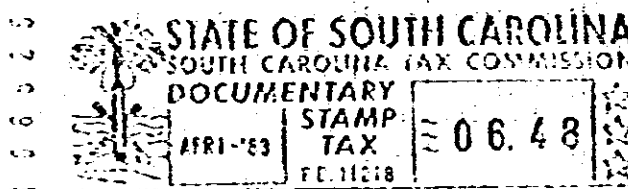
BEGINNING at an iron pin on the northern side of a dirt road and running thence S. 79-53 W. 215.6 feet to an iron pin in the center of said dirt road; thence S. 67-51 W. 319.3 feet to an iron pin on the southern shoulder of said road; thence N. 10-44 W. 593.8 feet to an iron pin; thence S. 64-40 E. 450 feet to iron pin; thence S. 46-25 E. 329.2 feet to an iron pin, the point of beginning and containing 3.9 acres.

This deed is made subject to any restrictions, easements and rights-of-way that may appear of record and/or on the recorded plat and/or on the premises.

This is the same property conveyed to Thomas L. Hawkins and Doris R. Hawkins by Malcolm M. Manning, which deed is dated October 4, 1977 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1066 at page 157.

The Grantors grant unto the Grantees and their heirs and assigns, herein free ingress, egress and regress over and through a certain dirt road running from Devil's Fork Road over and through the Grantors' property to the above described property.

The Grantors further grant to the Grantees and their heirs and assigns the use of a certain well located near a bridge on the Grantors property and all water being pumped therefrom.



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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