

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 20 2 39 PM '83

MORTGAGE OF REAL ESTATE

DONNIE S. TATE R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Ricky Ray Chandler

(hereinafter referred to as Mortgagor) is well and truly indebted unto Billy R. Chandler

(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 Fifty Four Thousand Nine Hundred

Dollars (\$ 54,900.00) due and payable

AS STATED IN NOTE OF EVEN DATE.

with interest thereon from at the rate of per centum per annum, to be paid:

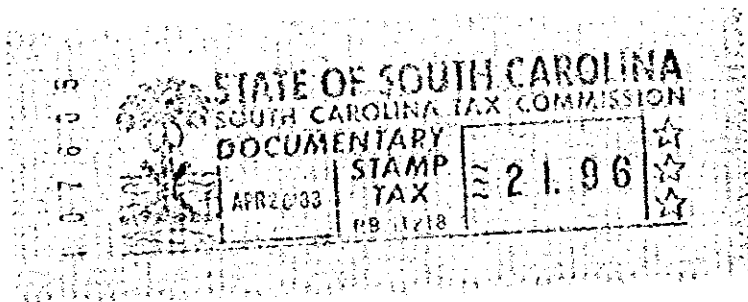
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, the Mortgagee's heirs, 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, City of Greenville, at the intersection of Holmes Drive and Stephen Lane, being known and designated as Lot No. 104 on plat of Central Development Corporation Property recorded in the RMC Office for Greenville County, South Carolina in Plat Book Y at Pages 148 and 149 and having, according to said plat and according to a more recent plat prepared by Piedmont Engineering Service dated April 5, 1953, entitled Property of G. Jennings Moore and Catherine J. Moore, Greenville, S. C., the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the eastern side of Holmes Drive at the joint corner of Lots 103 and 104 and running thence along the Eastern side of Holmes Drive, N. 18-11 E. 95 feet to an iron pin; thence along the curve of Holmes Drive as it converges with Stephen Lane, the chord of which curve runs N. 63-31 E. 36.2 feet to an iron pin on the Southern side of Stephen Lane S. 72-59 E. 95 feet to an iron pin, the joint corner of Lots 104 and 105; thence along the common line of said last mentioned lots, S. 17-01 W. 120 feet to an iron pin, the joint corner of Lots 103, 104 and 105; thence along the common line of Lots 103 and 104, N. 72-39 W. 122.7 feet to an iron pin, the beginning corner.

This being the same property acquired by the Mortgagor by deed of Billy R. Chandler of even date to be recorded herewith.



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MORTGAGEE'S MAILING ADDRESS: 211 E. Stone Avenue
Greenville, S. C.

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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