

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } GREENVILLE CO S.C. MORTGAGE OF REAL ESTATE

MAY 23 10 48 AM '83 TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. LADDERSLEY
R.M.C.

WHEREAS, ROBERT DALE HIPPS AND SYLVIA P. HIPPS

(hereinafter referred to as Mortgagor) is well and truly indebted unto GREENVILLE COUNTY REDEVELOPMENT AUTHORITY

(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 nine hundred thirty-five and no/100-----

----- Dollars (\$ 10,935.00) due and payable in 180 consecutive monthly installments of Seventy-five and 56/100 (\$75.56) Dollars each, due on the fifteenth day of each month and commencing August 15, 1983,

with interest thereon from said date at the rate of three(3%) per centum per annum, to be paid: monthly.

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:

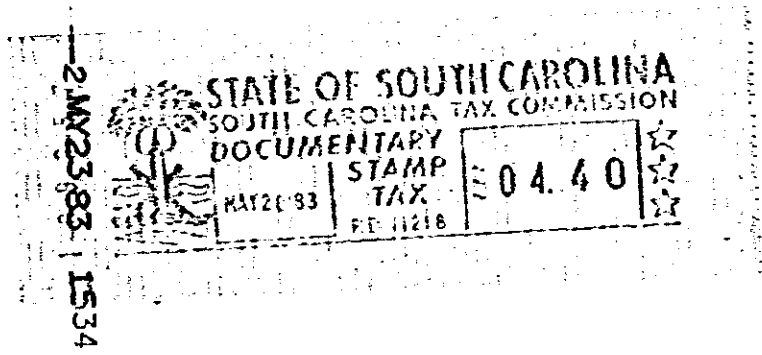
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 Greer, being parts of Lots 24 and 25, and having the following metes and bounds, to wit:

BEGINNING on Snow Street at the corner of Lot 20, and running thence with the line of this lot N. 22 E. 157 feet to the corner of Lot 23; thence along the line of this lot S. 85-30 W. 50 feet; thence S. 22 W. 157 feet to Snow Street; thence along this street, N. 68-00 W. 50 feet to the beginning corner, being parts of Lots 24 and 25 as shown on a plat of land called "Cannon's Park" made by H. G. Bailey, Surveyor, November, 1919, and recorded in the R.M.C. Office for Greenville County in Plat Book F at Page 195.

DERIVATION: This being the same property conveyed to Robert Dale Hipps and Sylvia P. Hipps by Marion B. Hipps as recorded in the R.M.C. Office for Greenville County in Deed Book 1170 at Page 194 on July 16, 1982.

Greenville County Redevelopment Authority
Bankers Trust Plaza, Box PP-54
Greenville, SC 29601



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