

4515 Old Spartanburg Road
Taylors, S.C. 29687

BOOK 1610 PAGE 146

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
JUN 6 10 59 AM '83
DONNIE S. HARRISLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, G. Herman Walker III

(hereinafter referred to as Mortgagor) is well and truly indebted unto Alvin B. Hood

(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

Four thousand five hundred and no/100 -----Dollars (\$ 4,500.00) due and payable

with interest thereon from date at the rate of ten (10%) per centum per annum, to be paid: in 56 consecutive and equal monthly installments in the amount of \$100.89.

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

G. Herman Walker, III, his heirs and assigns forever:

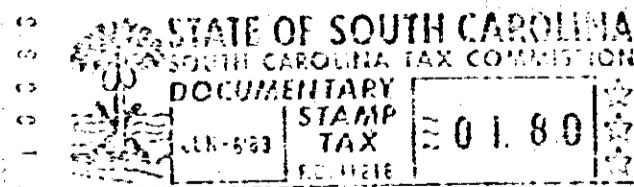
All that piece parcel or tract of land in Saluda Township, Greenville County, State of South Carolina, situate, lying and being on the eastern side of Terry Creek Road and being a portion of Section G of a subdivision known as Lake Lynn and having the following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Terry Creek Road, which point is near the center of a telephone right-of-way, which right-of-way crosses Terry Creek Road at this point, and running thence S. 59-32 E. 213.5 feet to a point on the western side of Old Terry Creek Road; thence along the western side of Old Terry Creek Road the following courses and distances, to-wit: N. 23-32 E. 123.5 feet to a point; thence N. 26-20 E. 160.0 feet to a point; thence running N. 46-45 E. 85.0 feet to a point; thence N. 48-03 E. 80.3 feet to a point; thence N. 35-41 E. 98.1 feet to a point; thence N. 42-53 E. 77.8 feet to a point; thence N. 8-02 E. 71.1 feet to a point; thence N. 6-22 E. 111.7 feet to a point; thence N. 41-18 E. 61.0 feet to an iron pin at the rear corner of a 50 foot lot; thence along the southern line of said 50 foot lot, N. 85-53 W. 131.4 feet to an iron pin on the eastern side of Terry Creek Road; thence along the eastern side of Terry Creek Road and following the curvature thereof, the chords being S. 15-28 W. 100.0 feet to a point; thence S. 20-30 W. 100.00 feet to a point; thence S. 34-36 W. 100.0 feet to a point; thence S. 48-20 W. 100.0 feet to a point; thence S. 48-20 W. 100.0 feet to a point; thence S. 41-08 W. 300.0 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of Corinne B. Glenn dated the 8 th day of January, 1979 and recorded in the Greenville County RMC Office on the 15 day of January 1979 Deed Book 1095 at Page 327 and 328.

This conveyance is made subject to any restrictions, reservations, zoning, ordinances or easements that may appear of record, on the recroded plat(s), or on the premises.

SC 058 JUN 6 1983



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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