

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE S.C. MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:  
JUN 24 5 01 PM '83

WHEREAS, Harold A. Trout and Kayla Trout

(hereinafter referred to as Mortgagor) is well and truly indebted unto Grover M. Riddle and B. M. Riddle

(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

-----EIGHTEEN THOUSAND AND NO/100----- Dollars (\$ 18,000.00 ) due and payable

in the following manner: One Hundred Fifty and No/100 Dollars (\$150.00) shall be paid on July 23, 1983, and a like amount shall be paid on the same date in each succeeding month thereafter until the aforesaid indebtedness shall be paid in full.

~~at the rate of~~ ~~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 tract of land, with all improvements thereon hereafter constructed thereon, situate, lying and being in the County of Greenville, State of South Carolina, and according to a survey prepared of said property by Carolina Surveying Co., April 25, 1983, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 9-R, at Page 53, and having the following courses and distances, to-wit:~~

ALL that certain piece, parcel or tract of land, situate, lying, and being in the County of Greenville, State of South Carolina, and according to a survey prepared of said property by Carolina Surveying Co., April 25, 1983, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 9-R, at Page 53, and having the following courses and distances, to-wit:

BEGINNING at an old iron pin in or near the center of Ferguson Road, joint corner with property now or formerly belonging to Michael H. Gainey, and running thence with the common line with the said Michael H. Gainey, N. 22-36 W. 33.1 feet to an old axel; thence continuing with the common line with the said Michael H. Gainey, N. 28-55 W. 906.3 feet to the center of a creek; thence running with the center line of the creek as the line, the traverse being, N. 22-32 E. 52.6 feet, N. 27-17 W. 44.5 feet, N. 26-09 E. 75.3 feet, N. 13-30 E. 81.8 feet, and N. 69-51 E. 33.0 feet to an old iron pin; thence, S. 29-46 E. 1174.1 feet to a nail and cap in or near the center of Ferguson Road; thence running with said road, S. 76-34 W. 221.2 feet to an old iron pin in or near the center of Ferguson Road, the point of Beginning.

The within property is the identical property conveyed to Harold A. Trout and Kayla Trout by deed of Grover M. Riddle and B. M. Riddle of even date herewith, and which said deed is being recorded simultaneously with the recording of the within instrument.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX  
07.20  
FEB 1983

400 3 45421A01

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 is 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.

4328 W-2