

MORTGAGE OF REAL ESTATE—Office of **GREENWYCH MORRIS, JR.**, Attorney at Law, Greenville, S. C.

89-1620 86

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
AUG 8 3 52 PM 1983
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R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

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WHEREAS, Alan O. Schmitz and Nancy G. Schmitz

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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

----- Dollars (\$ 20,000.00) due and payable
TWENTY THOUSAND

Three Hundred Four and (\$304.54) 54/100 Dollars monthly, payments applied first to interest, balance to principal with the first of such payments to be due September 8, 1983.

with interest thereon from date at the rate of 13.50 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 Mortgagee 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, being shown as 9.97 acre tract (8.70 acres, more or less, excluding roads) on plat of property of D. D. Hughes Estate, prepared by C. O. Riddle, dated June 3, 1977, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of S. C. Highway 417, which point is located N. 46-39 W., 37.5 feet from iron pin on the southeasterly edge of said road, and running thence with property, now or formerly, of Shirley Ann N. Lewis, S. 46-39 E., 1122.97 feet to a concrete monument; thence along property, now or formerly, of Clear Springs Baptist Church, S. 1-32 W., 184.25 feet to a concrete monument; thence continuing with said Church line S. 57-22E, 291.51 feet to a concrete marker on the northeasterly edge of Bethany Road, thence S. 2-26 W., 25.81 feet to a point in or near the center of Bethany Road; thence with the center line of Bethany Road, the following metes and bounds, courses and distances: N. 59-57 W., 200 feet to a point; N. 61-23 W., 100 feet to a point; thence N. 65-42 W., 100 feet to a point; thence N. 72-16 W., 100 feet to a point; thence N. 74-50 W., 200 feet to a point; thence N. 71-50 W., 100 feet to a point; thence N. 62-39 W., 100 feet to a point; thence N. 55-04 W., 100 feet to a point; thence N. 54-06 W. 300 feet to a point; thence N. 55-30 W., 193.1 feet to a point in the intersection of Bethany Road and S. C. Highway 417; thence with the center line of S. C. Highway 417 N. 38-17 E., 100 feet to a point; thence N. 39-59 E., 100 feet to a point; thence N. 42-11 E., 100 feet to a point; thence N. 44-17 E., 100 feet to a point; thence N. 46.25 E., 99.2 to a point, the point of beginning.

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