

Shirley Hix, P.O. Box 280, Greer, S.C. 29612

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

1983-103

TO ALL WHOM THESE PRESENTS MAY CONCERN:

AUG 22 11 13 14 '83

WHEREAS, I, Lisa Green Banks

(hereinafter referred to as Mortgagor) is well and truly indebted unto Shirley Hix

(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 ---Two Thousand Six Hundred Fifty and NO/100--- Dollars (\$ 2,650.00) due and payable

as set forth in promissory note of this date,

with interest thereon from date at the rate of as set forth in note per centum per annum, to be paid, as set forth in note

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee'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, on the south side of Bright Road, near the City of Greer, as shown on a survey entitled "Property of Opal Anna B. Green" dated 3-31-83, and having, according to said plan the following metes and bounds, to-wit:

BEGINNING at a point on the back of sidewalk on the south side of Bright Road joint corner of property of Leon Hix and running thence South 14-55 W. 26.6 feet to center of creek; thence with center of creek as line, South 72-21 W. to an iron pin; thence N. 1-39 E. 65.6 feet to a point on back of sidewalk of south side of Bright Road; thence with right of way of said road, the following line, S. 87-36 E. 115.2 feet to the point of beginning.

This is that same property conveyed to mortgagor by deed of Opal Anna B. Green, et al. recorded in the RMC Office for Greenville County in Deed Book 1191, page 323, on 6-29-83.

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