

1516 N. Main St.
Mauldin, SC 29662

MORTGAGE OF REAL ESTATE

BOOK 1623 PAGE 325

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

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. SLEY
R.M.C.

WHEREAS, Dorothy Barksdale

(hereinafter referred to as Mortgagor) is well and truly indebted unto Johnny W. Knight

(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 One Thousand and no/100-----

Dollars (\$1,000.00) due and payable

in full four (4) months from this date Aug 10th 1983

with interest thereon from this date at the rate of 20.0% 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, located in Butler Township near the Town of Pelham, containing 2.09 acres, more or less, and being more particularly described as follows:

BEGINNING at a point in the center of Rock Road and the center of Rock Creek and running thence S. 09-08 E. 85 feet to an iron pin; thence S. 53-54 W. 117.2 feet to an iron pin; thence S. 21-12 E. 214 feet to an iron pin; thence S. 68-48 W. 200 feet to an iron pin; thence N. 21-12 W. 425 feet to a point in the center of Rock Creek, iron pin back on line at 25 feet; thence with the center of Rock Creek as the line, N. 86-11 E. 196.4 feet; thence N. 72-00 E. 130 feet to the point of beginning as shown upon plat made by Wolfe & Huskey, Inc., Engineering and Surveying, Lyman, S. C., dated May 5, 1973, for Henry Wood.

This being the same property conveyed to mortgagor herein by deed of Nelson Barksdale dated and recorded on October 23, 1981, in Book 1157 at Page 242.

STATE OF SOUTH CAROLINA
DOCUMENTARY
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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 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.

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