

MORTGAGE OF REAL ESTATE

800-1624 658

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
FILED  
SEP 8 2 09 PM '83  
DONNIE S. BERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WE, PHILLIP W. GREEN AND LINDA C. GREEN

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bank of Travelers Rest, P.O. Box 485, Travelers Rest, South Carolina 29690

(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 Fifteen Thousand and No/100-----

-----Dollars (\$ 15,000.00 ) due and payable in monthly installments of Two Hundred, Sixty-Four and 85/100 (\$264.85) Dollars, commencing on the 24th day of Setpember, 1983; to be applied to interest and then to principal, and continuing on the same day of each month thereafter until paid in full;

with interest thereon from date of note at the rate of 14.50 % 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 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,

ALL that tract of land in the County of Greenville, State of South Carolina, in O'Neal Township, containing 2.01 acres, more or less, on the eastern side Langley Road, as shown on a plat entitled "Jerry H. Revis" recorded in the R.M.C. Office of Greenville County in Plat Book 9-V at page 43 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in the Northwest corner thence running N. 64-12 E. 382.72 feet to an iron spike located in the middle of Styles Road; thence running S. 25-17 E. 136.38 feet to an iron spike in said road; thence S. 13-07 E. 69.17 feet to an iron spike; thence running S. 4-31 W. 30.0 feet to an iron spike in said road; thence running S. 65-06 W. 369.68 feet to an iron pin thence N. 21-05 W. 224.66 feet to the beginning corner.

THIS being the same property that was conveyed to the Mortgagor by JERRY H. REVIS on September 8, 1983 as recorded in Deed Book 1195 at page 977.

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
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At the option of the mortgagee, the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

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 heireinabove 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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