

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

408 Atlantic St. S.C.
(Book, 26-2765)
Vol 1053 pg 615

FILED
GREENVILLE CO. S.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MAR 26 11 20 AM '84

DOUGLAS STERLEY
J. KENDALL FEW AND JUDITH M. FEW

WHEREAS, J. KENDALL FEW AND JUDITH M. FEW

(hereinafter referred to as Mortgagor) is well and truly indebted unto EUGENE E. HAMMETT

(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

FORTY-FIVE THOUSAND AND NO/100----- Dollars (\$ 45,000.00) due and payable
Per terms of said note

with interest thereon from date of the note to be paid: per terms of said note

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 certain piece, parcel or lot of land containing 5.10 acres, more or less, situate on the northern side of Old Spartanburg Road, Chick Springs Township, Greenville County, South Carolina, designated as Tract A, as shown in plat prepared by W. R. Williams, Jr., Engr./Surveyor, Inc. entitled "Survey for J. Kendall Few and Judith M. Few," dated March 13, 1984, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 104, at Page 13; reference to said plat is herein craved for the metes and bounds description thereof.

This being a portion of the property conveyed unto the Mortgagors by deed of Eugene E. Hammett, recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1208, at Page 860 on March 26, 1984.

ALSO, all that certain piece, parcel or lot of land containing 1.41 acres, more or less, situated on the northern side of Old Spartanburg Road, Chick Springs Township, Greenville County, South Carolina, designated as Tract B, as shown in plat prepared by W. R. Williams, Jr., Engr./Surveyor, Inc., entitled "Survey for J. Kendall Few and Judith M. Few," dated March 13, 1984, and recorded in the RMC Office for Greenville County, S.C. in Plat Book 104, at Page 13; reference to said plat is herein craved for the metes and bounds description thereof.

This being the same property conveyed unto the mortgagors by deed of Ruth H. Story, et al. recorded in the RMC Office for Greenville County, S.C. in Deed Book 1208, at Page 863 on March 26, 1984.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY
DOCUMENTARY TAX
STAMP
MAY 18 1984
\$ 18.00

Together with all and singular rights, members, herditaments, 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 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.

RECORDED
MAR 26 1984

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