

1109 Asheville, N.C.  
MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }  
MORTGAGE OF REAL ESTATE

VOL 1872 PAGE 274

JUL 17 9 57 AM '84

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. GIBBS

WHEREAS, Elizabeth Boyd Hunter and William L. Hunter, Jr.

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

Leroy A. Scott

(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

Eleven Thousand and No/100----- Dollars (\$ 11,000.00 ) due and payable

in four annual payments commencing July 15, 1984, in the amount of \$1,000.00 each, plus interest, and \$7,000.00 plus interest on or before July 15, 1988. Mortgagor has the right to prepay any part or all of the indebtedness without penalty. Mortgagor has with interest thereon from date at the rate of 12 per centum per annum, to be paid: annually

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 situate, lying and being in the County of Greenville, State of South Carolina, in Lakemont Colony (formerly known as Pioneer Park) being known and designated as the rear portion of Lot 224 as shown on a plat entitled "Map No. 2 of Pioneer Park"(Sloan Tract) near Caesar's Head, Greenville County, S. C., dated March, 1926, prepared by Dalton & Neves, Engineers, recorded in Plat Book G at Page 82, and having the following metes and bounds, to-wit:

BEGINNING at a point at the joint rear corner of Lots 223 and 224 and running thence with the rear lot line of Lot 224, S. 74-18 E. 106 feet to a point at the joint rear corner of Lots 224 and 225; thence with the line of Lot 225, S. 2-48 E. 30 feet, more or less, to a point where the old Sloan line (being shown on said plat as a line running N. 68-50 E. ) intersects with the joint line of Lots 224 and 225; thence with the said Sloan line, S. 68-50 W. 115 feet, more or less, to a point where the said Sloan line intersects with the joint line of Lots 223 and 224; thence with the line of Lot 223, N. 2-48 W. 90 feet, more or less, to a point of beginning.

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, in Lakemont Colony (formerly known as Pioneer Park) and being known and designated as the Western portion of Lot 225 as shown on plat entitled "Map No. 2 of Pioneer Park"(the Sloan Tract) near Caesar's Head, Greenville County, South Carolina, dated March, 1926, prepared by Dalton & Neves, Engineers, recorded in Plat Book G at Page 82, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Hagood Road, the joint front corner of Lots 224 and 225, and running thence with the line of Lot No. 224, N. 2-48 W. 115 feet to a point; thence with the rear line of Lot No. 225, N. 83-35 E. 25 feet to a point in the rear line of Lot 225; thence a new line through Lot No. 225, S. 2-48 E. 110 feet, more or less, to a point on the northern edge of the right-of-way for Hagood Road; thence with the northern edge of the right-of-way for Hagood Road, S. 87-12 W. 25 feet to point of beginning.

This being same properties conveyed to the Mortgagors herein by deed of Mortgagor herein recorded in RMC Office for Greenville County on July 11, 1984, in Deed Book 1216, page 384.

STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX COMMISSION  
STAMP  
JULY 1984  
TAX  
03.30

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.