

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

VOL 1688 PAGE 467

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Johnny James Edwards and Sheree Lee Edwards

(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 Two Thousand Five Hundred and no/100-----
-----Dollars (\$ 2,500.00) due and payable

according to the terms of a note executed of even date herewith and incor-
porated herein by reference

~~with interest to be paid to the Mortgagee for the sum of \$2,500.00~~

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,

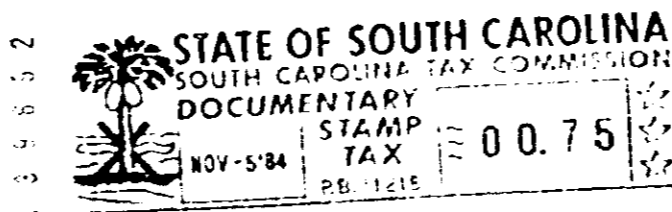
ALL that tract or lot of land lying, being and situated in the County and
State aforesaid, located on County Road (unimproved) in Cleveland Township,
and being more fully described as follows:

BEGINNING at an iron pin on edge of county road, common corner of Hughes
property, and running thence, with Hughes, N. 57-45 E. 414 feet to an iron
pin; thence S. 42-45 E. 112.3 feet to an iron pin; thence S. 61-15 W. 414.2
feet to an iron pin on said county road; thence with road, N. 45-25 W. 82.5
feet to the beginning corner and containing 0.92 acres, more or less.

THIS conveyance is subject to all easements, restrictions, rights-of-way,
roadways, or other matters which may appear by examination of the public
record or the premises herein.

THIS being the same property conveyed to the Mortgagors herein by deed of
Virginia Dare Ogle, et al., recorded in the RMC Office for Greenville
County in Deed Book 1221, Page 594, on SEPTEMBER 12, 1984.

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 thereof 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 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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