

March St. - Greenville, S.C. GREENVILLE CO. S.C.

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1407 PAGE 434

DONNIE S. TANKERSLEY  
R.H.C.

BOOK 68 PAGE 473

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, STANLEY C. GIBSON and EVELYN M. GIBSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK & TRUST COMPANY

(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

Fifty Thousand AND No/100----- Dollars (\$50,000.00 ) due and payable

bounds as shown thereon, reference to said plat being made for a more complete description.

All that piece, parcel or lot of land situate, lying and being on the west side of Old Buncombe Road and being more fully described according to a plat of the property of Robert H. Eppes, Mary R. Eppes and James A. Eppes by J. C. Hill, dated June 11, 1959 and was revised July 14, 1959, recorded in the R.M.C. Office for Greenville County in Plat Book "SS" at page 183 and having the following metes and bounds, to-wit:

8445

BEGINNING at a point on the western side of Old Buncombe Road and running thence N. 54-45 W. 508.5 feet to an iron pin; thence running S. 17-30 W. 158.5 feet to an iron pin on the northern edge of a new-cut road, S. 72-30 E. 482.2 feet to the point of beginning. Said lot containing 0.87 acres.

ALSO: ALL that piece, parcel or lot of land situate, lying and being on the west side of Old Buncombe Road and being more fully described:

BEGINNING at an iron pin on the west side of the Buncombe Road where said lot of land corners with the Duncans' Chapel land and running thence with Buncombe Road N. 54-45 E., 274 feet to an iron pin at the corner of J. O. Raines land; thence N. 80-20 W., 493 feet to an iron pin; thence S. 29 W., 40 feet to a stone pile; thence S. 54-45 E., 536 feet to the beginning corner containing 1.8 acres.

The first portion of said description being the same property deeded from Douglas R. Brittain and Helen B. Brittain unto Stanley C. Gibson & Evelyn M. Gibson, dated April 2, 1975 and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Volume 1016 at page 270.

The second description being the same property deeded from Robert H. Eppes and James A. Eppes unto Stanley C. Gibson, dated May 4, 1977 and being redorded in the R.M.C. Office for Greenville County, S. C., (Over)

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 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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S. C. S. C.  
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TANKERSLEY

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